

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

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# PHA Plans

5 Year Plan for Fiscal Years 2005 - 2009

Annual Plan for Fiscal Year 2008

**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:** Local Housing Authority of the City of Compton **PHA Number:** CA071

**PHA Fiscal Year Beginning:** (07/2008)

**PHA Programs Administered:**

Public Housing and Section 8   
  Section 8 Only   
  Public Housing Only  
 Number of public housing units:      Number of S8 units:      Number of public housing units:  
 Number of S8 units:

**PHA Consortia:** (check box if submitting a joint PHA Plan and complete table)

Participating PHAs	PHA Code	Program(s) Included in the Consortium	Programs Not in the Consortium	# of Units Each Program
Participating PHA 1:				
Participating PHA 2:				
Participating PHA 3:				

**Public Access to Information**

Information regarding any activities outlined in this plan can be obtained by contacting:

(select all that apply)

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

**Display Locations For PHA Plans and Supporting Documents**

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

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

Compton City Clerks Office  
205 South Willowbrook Ave.  
Compton, CA 90220

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

- Main business office of the PHA
- PHA development management offices
- Other (list below)  
Compton City Clerks Office  
205 South Willowbrook Ave.  
Compton, CA 90220

## Annual PHA Plan

### PHA Fiscal Year 2008

[24 CFR Part 903.7]

#### **i. Annual Plan Type:**

Select which type of Annual Plan the PHA will submit.

**Standard Plan**

**Troubled Agency Plan**

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

[24 CFR Part 903.79 (r)]

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

#### **iii. Annual Plan Table of Contents**

[24 CFR Part 903.79 (r)]

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

#### **Table of Contents**

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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 Deconcentration
- FY 2005 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)
- List of Resident Advisory Board Members
- List of Resident Board Member
- Community Service Description of Implementation
- Information on Pet Policy
- Section 8 Homeownership Capacity Statement, if applicable
- Description of Homeownership Programs, if applicable

**Optional Attachments:**

- PHA Management Organizational Chart
- FY 2005 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.

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
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
X	Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
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
	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources;
	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance, Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
	Public housing rent determination policies, including the methodology for setting public housing flat rents <input type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
	Schedule of flat rents offered at each public housing development <input 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
	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
	Public housing grievance procedures <input type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
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
	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
	Most recent CIAP Budget/Progress Report (HUD 52825) for	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	any active CIAP grant	
	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	Annual Plan: Capital Needs
	Approved 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
	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
	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
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

# 1. Statement of Housing Needs

[24 CFR Part 903.79 (a)]

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

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

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	21%	5	5	4	5	5	4
Income >30% but <=50% of AMI	16%	5	5	4	5	3	2
Income >50% but <80% of AMI	21%	5	5	5	4	3	2
Elderly	6437	5	5	4	5	3	3
Families with Disabilities	19580	5	5	4	5	3	3
Race/Ethnicity	954	5	4	4	4	4	4
Race/Ethnicity	37263	5	5	4	4	4	3
Race/Ethnicity	53143	4	4	4	4	4	3
Race/Ethnicity	2133	5	3	3	4	4	3

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: 2005-2010
- U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset
- American Housing Survey data  
Indicate year:
- Other housing market study  
Indicate year:
- Other sources: (list and indicate year of information)

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

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

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families (Estimated)	% of total families	Annual Turnover
Waiting list total	10326		
Extremely low income <=30% AMI	7745		
Very low income (>30% but <=50% AMI)	1549		
Low income (>50% but <80% AMI)	1032		
Families with children	9293		
Elderly families	620		
Families with Disabilities	413		
Race/ethnicity			
Characteristics by Bedroom Size (Public Housing Only)			
1BR			
2 BR			
3 BR			
4 BR			

Housing Needs of Families on the Waiting List			
5 BR			
5+ BR			
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)? 8months			
Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" type="checkbox"/> No <input 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			

### 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)
- Continue to solicit speakers from other Housing Service Agencies, Legal Aid, Non-Profit and or Faith Based Organizations to speak to tenants on various topics.**

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

**(2) Reasons for Selecting Strategies**

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

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community
- Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA

- Influence of the housing market on PHA programs
- Community priorities regarding housing assistance
- Results of consultation with local or state government
- Results of consultation with residents and the Resident Advisory Board
- Results of consultation with advocacy groups
- Other: (list below)

## **2. Statement of Financial Resources**

[24 CFR Part 903.79 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing 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 2007 grants)</b>		
a) Public Housing Operating Fund		
b) Public Housing Capital Fund		
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance	4,631,233	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)		
g) Resident Opportunity and Self-Sufficiency Grants		
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
<b>2. Prior Year Federal Grants (unobligated funds only) (list below)</b>		
<b>3. Public Housing Dwelling Rental Income</b>		

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
4. Other income (list below)		
4. Non-federal sources (list below)		
<b>Total resources</b>	4,631,233	

### **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)

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)

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.

Date and Time

Former Federal preferences:

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

Other preferences (select all that apply)

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

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers

- Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

**(5) Occupancy**

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

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

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

- At an annual reexamination and lease renewal  
 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)

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

- Not applicable: results of analysis did not indicate a need for such efforts
- List (any applicable) developments below:

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

- Not applicable: results of analysis did not indicate a need for such efforts
- List (any applicable) developments below:

## **B. Section 8**

Exemptions: 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)
- The Compton Housing Authority request criminal backgrounds checks on all persons over the age of 18 years.**
- The Housing Authority solicits assistance from the Office of Inspector General (OIG) for screening of Criminal or drug related activity.**

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)
- Tenancy records
  - Previous landlords

**(2) Waiting List Organization**

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

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

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

- PHA main administrative office
- Other (list below)

**(3) Search Time**

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

If yes, state circumstances below:

- **Extenuating circumstances such as hospitalization or a family emergency out of state.**
- **Family made reasonable effort to locate a unit (must submit a search record).**
- **Family turned in RTA prior to the expiration of the sixty-day period, but unit failed HQS.**
- **Family provides proof that there were barriers in locating a handicap accessible unit.**
- **Family holds a voucher for a bedroom size that is difficult to locate, such as a four-or-five bedroom unit.**

#### (4) Admissions Preferences

a. Income targeting

- Yes  No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program 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.

Date and Time (1)

Former Federal preferences

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition) (2)
- Victims of domestic violence (1)
- Substandard housing (2)
- Homelessness (1)
- High rent burden (2)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability (1)
- Veterans and veterans' families (2)
- Residents who live and/or work in your jurisdiction (1)
- 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 (3)
- 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)

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

- Through published notices  
 Other (list below)
- **Briefing Sessions**
  - **Outreach to community based organization**
  - **Tenants annual briefing sessions**

#### **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?

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

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

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

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

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)

## **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)
  - **Budgetary constraints**
  - **Pre-approval for Homeownership**

**(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 903.79 (e)]

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

### **A. PHA Management Structure**

Describe the PHA's management structure and organization.

(select one)

- An organization chart showing the PHA's management structure and organization is attached. **(See Attachment A)**
- A brief description of the management structure and organization of the PHA follows:
- **The Compton Housing Authority is a department of the City of Compton. He Housing Authority does not operate as an independent agency, but as a traditional municipal department.**
  - **The City of Compton Urban Community Development Commission acts as the Housing Authority's governing board. The Housing Director supervises the day-to-day operations of the Authority with the assistance of the Housing Specialist II. Staff is comprised of supervisory, technical, and support structure staff. A diagram outlining the Housing authority's organization structure is provided in Attachment A.**

### **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	N/A	N/A
Section 8 Vouchers	803	None (no control over tenant fraud violation and absorption through portability, which affects lease-up)
Section 8 Certificates	N/A	N/A
Section 8 Mod Rehab	N/A	N/A
Special Purpose Section 8 Certificates/Vouchers (list individually)	N/A	N/A
Public Housing Drug Elimination Program (PHDEP)	N/A	N/A

Other Federal Programs(list individually)	N/A	N/A

**C. Management and Maintenance Policies**

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

(1) Public Housing Maintenance and Management: (list below)  
Not applicable

(2) Section 8 Management: (list below)

- **Compton Housing Authority management and inspection staff receive training/intervention from the City of Compton Building & Safety department, Professional Organizations (such as NAHRO, Nan McKay, etc.).**
- **Compton Housing Authority Administrative Plan**
- **Housing Choice Voucher Guidebook 7420.10G (provided by HUD)**
- **Basic Property Standards for owners and tenants (provided by CHA).**

**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  
**600 North Alameda Street, Compton, CA 90221**  
 Other (list below)

**7. Capital Improvement Needs**

N/A

[24 CFR Part 903.79 (g)]

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

**A. Capital Fund Activities**

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

**(1) Capital Fund Program Annual Statement**

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

Select one:

The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (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) N/A**

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**

N/A

[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** N/A

[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**

N/A

[24 CFR Part 903.79 (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.

<b>Conversion of Public Housing Activity Description</b>
1a. Development name:
1b. Development (project) number:
2. What is the status of the required assessment?

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

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

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

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

[24 CFR Part 903.7 9 (k)]

**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:

- Family participation in the Homeownership assistance program is voluntary. **The Housing Authority's policy is to focus on families with a history of full-time employment.**
- **The employment history requirements are not applicable to elderly and disabled families. The program is limited to first-time homebuyers. Preference will be given to families currently enrolled in the Family Self-Sufficiency Program.**
- **The family must attend Homeownership counseling sessions (i.e. HUD approved counseling agency, banking institution or other private entities).**
- **The Homeownership program governed by Compton is restricted to Compton families who hold a Housing Choice Voucher (no families who ported to CHA jurisdiction will be authorized to participate in the program).**

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 (l)]

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

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

#### 1. Cooperative agreements:

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

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

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

- Client referrals
- Information sharing regarding mutual clients (for rent 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)
- **Life Skills classes**
  - **Other education programs**
    - Budgeting,**
    - Employment Skills**
    - Organizational Skills**

### 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



the steps the PHA plans to take to achieve at least the minimum program size?

If no, list steps the PHA will take below:

- **Note: CHA operates a voluntary FSS program utilizing existing funds.**

### C. Welfare Benefit Reductions

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

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

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

## 13. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.79 (m)]

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)

**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)

**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)

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

PHAs eligible for FY 2005 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 2005 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)]

**15. Civil Rights Certifications**

[24 CFR Part 903.7 9 (o)]

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

**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? \_\_\_\_
- 5.  Yes  No: Have responses to any unresolved findings been submitted to HUD?

If not, when are they due (state below)?

## **17. PHA Asset Management**

N/A

[24 CFR Part 903.79 (q)]

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

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

## **18. Other Information**

[24 CFR Part 903.79 (r)]

### **A. Resident Advisory Board Recommendations**

1.  Yes  No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?
  
2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)  
 Attached at Attachment (File name)  
 Provided below:
  
3. In what manner did the PHA address those comments? (select all that apply)  
 Considered comments, but determined that no changes to the PHA Plan were necessary.  
 The PHA changed portions of the PHA Plan in response to comments

List changes below:

Other: (list below)

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

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

3. Description of Resident Election Process

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

- Candidates were nominated by resident and assisted family organizations
- Candidates could be nominated by any adult recipient of PHA assistance
- Self-nomination: Candidates registered with the PHA and requested a place on ballot
- Other: (describe)
- **Notified residents to serve on RAB, and board members were selected based on tenants volunteering and subsequently appointed by the Urban Community Development Commission for a four (4) year term.**

b. Eligible candidates: (select one)

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

c. Eligible voters: (select all that apply)

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

**C. Statement of Consistency with the Consolidated Plan**

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

1. Consolidated Plan jurisdiction: **(City of Compton)**

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)
  - **Provide rental assistance to extremely low and very-low income families, elderly and disabled persons.**
  - **Enforce comparable rents and maintain payment standard to reflect the housing market.**
  - **Ensure that subsidize units meets the Housing Quality Standards and is appropriate size for tenant family.**
  - **Work with service agencies to assist elderly persons or persons with a disability access to suitable housing.**
  - **Assist with elimination of impediments to fair housing choice by materials, and training to landlords and tenants who participate in the Section 8 Housing Choice Voucher Program.**

Other: (list below)

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

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

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

- **HUD requires that the Housing Authority provide a definition of a “substantial amendment.” For the purpose of this Annual Plan, a “substantial amendment” is defined as “a change resulting from the following action:”**

- **Change to rent or admissions policies or organizations on the Waiting List, unless change results from HUD regulatory requirements.”**
  
- **Statement of progress toward meeting five-year mission and goals. The Housing Authority is on target with its five-year mission and goals as indicated in the five-year plan. CHA continues to develop the program of coordinated agencies and educational institutions to provide training, education, and support services to families to improve their employability and self-sufficiency. CHA has implemented a homeownership program. Increased Housing Choice Voucher Payment Standard to be comparable to the unassisted market, and attracted new landlords to participate in the HCV program, and to ease the burden and increase success rate of families seeking rental suits. Seek technical assistance from local HUD area office for technical support in order to administer an efficient, high performing agency through continuous improvements of the Housing Authority’s support system and commitment to its employees and their development.**

## Attachments

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

# PHA Plan Table Library

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

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

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

Original Annual Statement

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

**Annual Statement  
Capital Fund Program (CFP) Part II: Supporting Table**

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost

**Annual Statement**

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

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

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

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

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



LOCAL HOUSING AUTHORITY OF THE CITY OF COMPTON  
BOARD OF COMMISSIONERS

**Name:** Eric J. Perrodin, Chairperson  
**Address:** 205 South Willowbrook Ave  
**City/State:** Compton, CA 9020  
**Phone:** (310) 605-5590  
**E-mail address:** [eperrodin@comptoncity.org](mailto:eperrodin@comptoncity.org)

**Name:** Barbara Calhoun, Commissioner  
**Address:** 205 South Willowbrook Ave  
**City/State:** Compton, CA 9020  
**Phone:** (310) 605-5590  
**E-mail address:** [bcalhoun@comptoncity.org](mailto:bcalhoun@comptoncity.org)

**Name:** Lillie Dobson, Commissioner  
**Address:** 205 South Willowbrook Ave  
**City/State:** Compton, CA 9020  
**Phone:** (310) 605-5590  
**E-mail address:** [ldobson@comptoncity.org](mailto:ldobson@comptoncity.org)

**Name:** Yvone Arceneaux, Commissioner  
**Address:** 205 South Willowbrook Ave  
**City/State:** Compton, CA 9020  
**Phone:** (310) 605-5590  
**E-mail address:** [yarceneaux@comptoncity.org](mailto:yarceneaux@comptoncity.org)

**Name:** Isadore Hall, Commissioner  
**Address:** 205 South Willowbrook Ave  
**City/State:** Compton, CA 9020  
**Phone:** (310) 605-5590  
**E-mail address:** [ihall@comptoncity.org](mailto:ihall@comptoncity.org)

**ATTACHMENT A**

**LOCAL HOUSING AUTHORITY OF THE CITY OF COMPTON**

**RESIDENT ADVISORY BOARD**

1. Fred Hobbs, Chairman  
4289 Birchwood  
Seal Beach, CA 90740  
(562) 598-9027
2. Claudia Brown, Membership Secretary  
421 North Willowbrook  
Compton, CA 90221  
(310) 438-0313
3. Frances Hayes  
522 North Sloan  
Compton, CA 90221  
(310) 617-3841 or (310) 763-4974
4. Addie Wilson  
716 South Essey  
Compton, CA 90221  
(310) 747-2807
5. One position vacant

# Certification of Payments to Influence Federal Transactions

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

ATTACHMENT B

Applicant Name

Local Housing Authority of the City of Compton

Program/Activity Receiving Federal Grant Funding

Housing Choice Voucher Program (CA071VO)

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.

(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Charles Evans

Title

Executive Secretary

Signature



Date (mm/dd/yyyy)

4/1/2008

## Standard PHA Plan PHA Certifications of Compliance

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

### PHA Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the *Standard Annual, Standard 5-Year/Annual, and Streamlined 5-Year/Annual PHA Plans*

*Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the xstandard Annual,   standard 5-Year/Annual or   streamlined 5-Year/Annual PHA Plan for the PHA fiscal year beginning 7/1/08, hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:*

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
4. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
5. The PHA will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
6. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions
7. For PHA Plan that includes a policy for site based waiting lists:
  - The PHA regularly submits required data to HUD's MTCS in an accurate, complete and timely manner (as specified in PIH Notice 99-2);
  - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
  - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
  - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
  - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903 7( c)( 1).
8. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
9. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
10. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
11. The PHA has submitted with the Plan a certification with regard to a drug free workplace required by 24 CFR Part 24, Subpart F.
12. The PHA has submitted with the Plan a certification with regard to compliance with restrictions on lobbying required by 24 CFR Part 87, together with disclosure forms if required by this Part, and with restrictions on payments to influence Federal Transactions, in accordance with the Byrd Amendment and implementing regulations at 49 CFR Part 24.

13. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.
14. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105( a).
15. The PHA will provide HUD or the responsible entity any documentation that the Department needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58.
16. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
17. The PHA will keep records in accordance with 24 CFR 85 20 and facilitate an effective audit to determine compliance with program requirements.
18. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act and 24 CFR Part 35.
19. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No A-87 (Cost Principles for State, Local and Indian Tribal Governments) and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments )
20. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
21. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.

Local Housing Authority

of the City of Compton  
PHA Name

CA0710V  
PHA Number/HA Code

- Standard PHA Plan for Fiscal Year: 2008
- Standard Five-Year PHA Plan for Fiscal Years 20\_\_ - 20\_\_, including Annual Plan for FY 20\_\_
- Streamlined Five-Year PHA Plan for Fiscal Years 20\_\_ - 20\_\_, including Annual Plan for FY 20\_\_

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official	Title
<u>Charles Evans</u>	<u>Executive Secretary</u>
Signature	Date
X 	<u>4/1/2008</u>

## DISCLOSURE OF LOBBYING ACTIVITIES

Approved by OMB

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352

0348-0046

(See reverse for public burden disclosure.)

<b>1. Type of Federal Action:</b> <input type="checkbox"/> a. contract <input type="checkbox"/> b. grant <input type="checkbox"/> c. cooperative agreement <input type="checkbox"/> d. loan <input type="checkbox"/> e. loan guarantee <input type="checkbox"/> f. loan insurance	<b>2. Status of Federal Action:</b> <input type="checkbox"/> c. a bid/offer/application <input type="checkbox"/> b. initial award <input type="checkbox"/> c. post-award	<b>3. Report Type:</b> <input type="checkbox"/> b. a. initial filing <input type="checkbox"/> b. material change <b>For Material Change Only:</b> year _____ quarter _____ date of last report _____
<b>4. Name and Address of Reporting Entity:</b> <input checked="" type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known:  Congressional District, if known: 4c	<b>5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime:</b>  Congressional District, if known:	
<b>6. Federal Department/Agency:</b> U S. Department of Housing and Urban Development	<b>7. Federal Program Name/Description:</b> Housing Choice Voucher Program (CA071VO) CFDA Number, if applicable: _____	
<b>8. Federal Action Number, if known:</b>	<b>9. Award Amount, if known:</b> \$	
<b>10. a. Name and Address of Lobbying Registrant</b> <i>(if individual, last name, first name, MI):</i>	<b>b. Individuals Performing Services</b> <i>(including address if different from No. 10a)</i> <i>(last name, first name, MI):</i>	
<b>11.</b> Information requested through this form is authorized by title 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.	Signature:  Print Name: Charles Evans Title: Executive Secretary Telephone No.: (310) 605-5585      Date: 4/1/2008	
<b>Federal Use Only:</b>		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)

# Certification for a Drug-Free Workplace

U.S. Department of Housing  
and Urban Development

Applicant Name

Local Housing Authority of the City of Compton

Program/Activity Receiving Federal Grant Funding

Housing Choice Voucher Program (CA071VO)

Acting on behalf of the above named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

I certify that the above named Applicant will or will continue to provide a drug-free workplace by:

a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition

b. Establishing an on-going drug-free awareness program to inform employees ---

(1) The dangers of drug abuse in the workplace;

(2) The Applicant's policy of maintaining a drug-free workplace;

(3) Any available drug counseling, rehabilitation, and employee assistance programs; and

(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

c. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph a.;

d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will ---

(1) Abide by the terms of the statement; and

(2) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;

e. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph d.(2) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

f. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph d.(2), with respect to any employee who is so convicted ---

(1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or

(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

2. **Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. Identify each sheet with the Applicant name and address and the program/activity receiving grant funding.)

Check here  if there are workplaces on file that are not identified on the attached sheets

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties  
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Charles Evans

Title

Executive Secretary

Signature

X 

Date

4/1/2008

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

---

**Certification by State or Local Official of PHA Plans Consistency with  
the Consolidated Plan**

I, Estella DuBose the Grants Manager certify  
that the Five Year and Annual PHA Plan of the Housing Auth of the City of Compton is  
consistent with the Consolidated Plan of City of Compton prepared  
pursuant to 24 CFR Part 91.



A handwritten signature in cursive script, appearing to read 'Estella DuBose', is written over a horizontal line.

Signed / Dated by Appropriate State or Local Official

**Proof of Publication**      2015 5 C C P.  
State of CA, County of LOS ANGELES

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the agent of the printer of the Compton Bulletin, a newspaper of general circulation, printed and published weekly in the City of Compton, County of Los Angeles, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Los Angeles, State of California, that the notice of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

VERNEL MCDANIEL  
CITY OF COMPTON  
CITY CLERKS OFFICE  
205 S. WILLOWBROOK  
COMPTON, CA 90220

02/20/08,02/27/08

I certify (or declare) under the penalty of perjury that the following is true and correct. Dated at Compton, CA on

Signature *Sucille Daniels*      02/26/2008

Page 1 of 1

PUBLIC NOTICE NOTICE OF  
PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT THE LOCAL HOUSING AUTHORITY OF THE CITY OF COMPTON will hold a public hearing in the COUNCIL CHAMBERS, 205 South Willowbrook Avenue, Compton, CA, 6:50 p.m. on Tuesday, April 1, 2008.

THE PURPOSE OF THE HEARING IS to provide citizens, public agencies and other interested parties an opportunity to provide input for the One-Year Annual Plan for fiscal year 2008 for the Local Housing Authority of the City of Compton. The One-Year Annual Plan proposes the plans and procedures to be met annually in order to meet the goals of the Five Year Plan.

ALL INTERESTED PARTIES are invited to attend said hearing and express opinions related to the One-Year Annual Plan.

The One-Year Plan for the Local Housing Authority of the City of Compton will be available for public view at:

Local Housing Authority of the City of Compton 600 North Alameda, Room 163 Compton CA 90221

The Local Housing Authority of the City of Compton business hours is Monday through Thursday 7:00 a.m. to 6:00 p.m.

HEARING DATE: Urban Community Development Commission Tuesday April 1, 2008 at 6:50 p.m.

LOCATION: Cou Chambers 205 South Willowbrook Avenue Compton, CA 90220

All written testimony must be received no later than April 1, 2008 at 12:00 noon. Any person or organization may file written testimony on the One-Year Annual Plan with the City Clerk's office located at 209 South Willowbrook Ave. Compton CA 90220

02/26/2008 09:13:55 AM

LOCAL HOUSING AUTHORITY OF THE CITY OF COMPTON



**Urban Community Development Commission**  
**Eric Perrodin, Chairman**  
Barbara Calhoun, Commissioner  
Lillie Dobson, Commissioner  
Yvone Arceneaux, Commissioner  
Isadore Hall, Commissioner

**Executive Secretary**  
Charles Evans

**Assistant City Manager**  
David Hewitt

**Resident Advisory Board**  
Fred Hobbs, Chairman  
Vacant, Vice Chairperson  
Claudia Brown, Secretary  
Addie Wilson, Board Member  
Frances Hayes, Board Member

**Housing Director**  
Harrieth Robinson-Blue

**Office Assistant I/Bilingual**  
Vacant

**Housing Eligibility Specialist II**  
Delmonsha Green (Temp)

**Housing Eligibility Specialist I**  
Vacant (2)  
L. Booker (Temp)  
C. Stephens

**Family Self-Sufficiency Coordinator**  
Vacant

**Property Inspector**  
W. Washington  
Vacant

**Accountant Technician**  
G. Driscoll

**RESIDENT ADVISORY BOARD (RAB)**  
**Special Meeting – April 10, 2008**

**The Resident Advisory Board as stated  
accepted the Public Housing Agency Annual  
Plan for Fiscal Year 2008, and approved  
submission by the Compton Housing  
Authority to the Department of Housing and  
Urban Development.**



**FRED HOBBS**  
**CHAIRPERSON**

1       **A RESOLUTION OF THE URBAN COMMUNITY DEVELOPMENT**  
2       **COMMISSION OF THE CITY OF COMPTON LOCAL HOUSING**  
3       **AUTHORITY APPROVING SUBMISSION OF THE PUBLIC**  
4       **HOUSING AUTHORITY (PHA) ANNUAL PLAN (2008-2009).**

5       **WHEREAS**, the U.S. Department of Housing and Urban Development requires the  
6       development, adoption and implementation of a Public Housing Authority (PHA) Annual  
7       Plan; and

8       **WHEREAS**, the Urban Community Development Commission has held a public  
9       hearing on April 1, 2008 in compliance with requirements of the U.S. Department of Housing  
10       and Urban Development; and

11       **WHEREAS**, it is one of the City of Compton's top priorities to effectively and  
12       efficiently operate the Compton Local Housing Authority pursuant to all federal and local  
13       rules.

14       **NOW, THEREFORE THE URBAN COMMUNITY DEVELOPMENT**  
15       **COMMISSION OF THE CITY OF COMPTON HEREBY RESOLVES AS**  
16       **FOLLOWS:**

17       Section 1. That the UCDC of the City of Compton Local Housing Authority hereby  
18       approves the submission of the Public Housing Authority (PHA) Plans for 2008-2009.

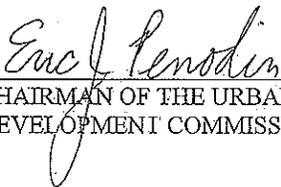
19       Section 2. That the Executive Secretary is hereby authorized to execute and deliver  
20       any and all documents in connection with the 2008-2009 Annual PHA Plan

21       Section 3. That a copy of this Resolution shall be transmitted to the U.S. Department  
22       of Housing and Urban Development

23       Section 4. That a copy of this Resolution shall be filed in the offices of the Executive  
24       Secretary, Local Housing Authority, City Controller, City Clerk, Economic Resource  
25       Development and the Community Redevelopment Agency

26       Section 5. That the Chairman shall sign and the City Clerk shall attest to the adoption  
27       of this Resolution

28       ADOPTED this 1st day of April, 2008

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\_\_\_\_\_  
CHAIRMAN OF THE URBAN COMMUNITY  
DEVELOPMENT COMMISSION

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RESOLUTION NO 1,708  
Page Two

ATTEST:

  
CLERK OF THE URBAN COMMUNITY  
DEVELOPMENT COMMISSION

STATE OF CALIFORNIA  
COUNCIL OF LOS ANGELES  
CITY OF COMPTON

I, Alita Godwin, City Clerk of the Urban Community Development Commission,  
hereby certify that the foregoing Resolution was adopted by the Commissioners, signed by the  
Chairman and attested by the Clerk at the regular meeting thereof on the 1st day of  
April, 2008.

That said Resolution was adopted by the following vote, to wit:

AYES: Calhoun, Dobson, Arcenèaux, Hall, Perrodin  
NOES: None  
ABSENT: None  
ABSTAIN: None

  
CLERK OF THE URBAN COMMUNITY  
DEVELOPMENT COMMISSION  
EST. 1971

**CITY OF COMPTON**

**Single Audit Report**

**June 30, 2007**



CITY OF COMPTON  
Single Audit Report  
June 30, 2007

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March 28, 2008

The Honorable City Council of  
the City of Compton, California

Report on Internal Control Over Financial Reporting and on  
Compliance and Other Matters Based on an Audit of Financial Statements  
Performed in Accordance With Government Auditing Standards

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Compton, California (City) as of and for the year ended June 30, 2007, which collectively comprise the City's basic financial statements, and have issued our report thereon dated March 28, 2008. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States

Internal Control Over Financial Reporting

In planning and performing our audit, we considered the City of Compton's internal control over financial reporting as a basis for designing our auditing procedures for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control over financial reporting. Accordingly, we do not express an opinion on the effectiveness of the City's internal control over financial reporting

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses. However, as discussed below, we identified certain deficiencies in internal control over financial reporting that we consider to be significant deficiencies.

A control deficiency exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect misstatements on a timely basis. A significant deficiency is a control deficiency, or a combination of control deficiencies, that adversely affects the City's ability to initiate, authorize, record, process, or report financial data reliably in accordance with generally accepted accounting principles such that there is more than a remote likelihood that a misstatement of the City's financial statements that is more than inconsequential will not be

prevented or detected by the City's internal control. We consider items 07-01 through 07-10 of the deficiencies described in the accompanying schedule of findings and questioned costs to be significant deficiencies in internal control over financial reporting.

A material weakness is a significant deficiency, or combination of significant deficiencies, that results in more than a remote likelihood that a material misstatement of the financial statements will not be prevented or detected by the City's internal control.

Our consideration of the internal control over financial reporting was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in the internal control that might be significant deficiencies and, accordingly, would not necessarily disclose all significant deficiencies that are also considered to be material weaknesses. However, we consider the significant deficiencies described above to be material weaknesses.

#### Compliance and Other Matters

As part of obtaining reasonable assurance about whether the City of Compton's basic financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion.

This report is intended solely for the information and use of the City Council, management and others within the City of Compton, and the City's federal awarding agencies and pass-through entities and is not intended to be and should not be used by anyone other than these specified parties.

*Moreland & Associates, LLC*

March 28, 2008

To the City Council of the  
City of Compton, California

Report on Compliance with Requirements  
Applicable to Each Major Program, Internal Control Over  
Compliance and on the Schedule of Expenditures of  
Federal Awards in Accordance with OMB Circular A-133

Compliance

We have audited the compliance of the City of Compton (City) with the types of compliance requirements described in the U.S. Office of Management and Budget (OMB) Circular A-133 Compliance Supplement that are applicable to each of its major federal programs for the year ended June 30, 2007. The City of Compton's major federal programs are identified in the summary of auditors' results section of the accompanying schedule of findings and questioned costs. Compliance with the requirements of laws, regulations, contracts and grants applicable to each of its major federal programs is the responsibility of the City of Compton's management. Our responsibility is to express an opinion on the City of Compton's compliance based on our audit.

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States; and OMB Circular A-133, Audits of States, Local Governments, and Non-Profit Organizations. Those standards and OMB Circular A-133 require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the City of Compton's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our audit provides a reasonable basis for our opinion. Our audit does not provide a legal determination of the City of Compton's compliance with those requirements.

In our opinion, the City complied, in all material respects, with the requirements referred to above that are applicable to each of its major federal programs for the year ended June 30, 2007.

However, the results of our auditing procedures disclosed instances of noncompliance with those requirements, which are required to be reported in accordance with OMB Circular A-133 and which are described in the accompanying schedule of findings and questioned costs as items 07-14 and 07-15

#### Internal Control Over Compliance

The management of the City of Compton is responsible for establishing and maintaining effective internal control over compliance with the requirements of laws, regulations, contracts and grants applicable to federal programs. In planning and performing our audit, we considered the City of Compton's internal control over compliance with requirements that could have a direct and material effect on a major federal program in order to determine our auditing procedures for the purpose of expressing our opinion on compliance, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of the City's internal control over compliance

Our consideration of internal control over compliance was for the limited purpose described in the preceding paragraph and would not necessarily identify all deficiencies in the entity's internal control that might be significant deficiencies or material weaknesses as defined below. However, as discussed below, we identified certain deficiencies in internal control over compliance that we consider to be significant deficiencies

A control deficiency in an entity's internal control over compliance exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect noncompliance with a type of compliance requirement of a federal program on a timely basis. A significant deficiency is a control deficiency, or combination of control deficiencies, that adversely affects the entity's ability to administer a federal program such that there is more than a remote likelihood that noncompliance with a type of compliance requirement of a federal program that is more than inconsequential will not be prevented or detected by the entity's internal control.

A material weakness is a significant deficiency, or combination of significant deficiencies, that results in more than a remote likelihood that material noncompliance with a type of compliance requirement of a federal program will not be prevented or detected by the entity's internal control.

Our consideration of internal control over compliance was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses. We did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above.

#### Schedule of Expenditures of Federal Awards

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Compton as of and for the year ended June 30, 2007, and have issued our report thereon dated March 28, 2008. Our audit was performed for the purpose of forming our opinions on

the financial statements that collectively comprise the City's basic financial statements. The accompanying schedule of expenditures of federal awards is presented for purposes of additional analysis as required by OMB Circular A-133 and is not a required part of the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and, in our opinion, is fairly stated, in all material respects, in relation to the basic financial statements taken as a whole.

This report is intended solely for the information and use of the City Council and management of the City of Compton, federal awarding agencies, and pass-through entities and is not intended to be and should not be used by anyone other than these specified parties.

*Marland & Associates, Inc.*

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CITY OF COMPTON  
 Schedule of Expenditures of Federal Awards  
 For the Year Ended June 30, 2007

Federal Grantor/ Pass-through Grantor/ Program Title	CFDA Number	Program Identification Number	Federal Expenditures	Disbursements to Subrecipients
<b>U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT:</b>				
Direct Programs -				
Community Development				
Block Grant	14.218	B03MC060515	\$ 2,062,872	*\$ 260,000
Emergency Shelter Grant	14.231	S04MC060515	101,581	
Home Program	14.239	M04MC060506	2,201,641	*
Economic Development				
Initiative Note	14.248	B94MC060515	401,480	
Section 8 Housing Assistance Payments Program	14.195	CA071VO0047	9,682,396	*
Total U.S. Department of Housing and Urban Development			<u>14,449,970</u>	<u>260,000</u>
<b>U.S. DEPARTMENT OF JUSTICE:</b>				
Direct Programs -				
Weed and Seed 03-04	16.595	2004WSQ40181	14,779	
Local Law Enforcement				
Block Grant	16.592	2004LLBX1477	129,809	
Edward Byrne Justice Grant Program				
Compton Youth Gang Intervention & Prevention Program	16.738	2005DJBX0037	173,727	
Click It or Ticket	16.738	CT071955	24,985	
Program Total	16.738		<u>198,712</u>	
Total U.S. Department of Justice			<u>343,300</u>	
<b>U.S. DEPARTMENT OF COMMERCE:</b>				
Direct Program -				
Commercial Revolving Loan	11.307	07-3902711	775	
<b>U.S. DEPARTMENT OF LABOR:</b>				
Direct Programs -				
Workforce Investment Act:				
Adult Program	17.258	CJ20150	449,236	
Youth Program	17.259	CJ20187	510,180	
Dislocated Workers Program	17.260	CJ20205	344,357	
Rapid Response	17.260	CJ20233	20,505	
Total U.S. Department of Labor			<u>1,324,278</u>	

(Continued)

CITY OF COMPTON  
Schedule of Expenditures of Federal Awards  
For the Year Ended June 30, 2007 (Continued)

Federal Grantor/ Pass-through Grantor/ Program Title	CFDA Number	Program Identification Number	Federal Expenditures	Disbursements to Subrecipients
<b>U S DEPARTMENT OF HEALTH AND HUMAN SERVICES:</b>				
Pass Through Los Angeles County -				
Outpatient Drug Free Counseling	93.959	H212615-3A-3	47,238	
General Relief	93.959	H-700097A	3,489	
Calworks	93.959	H-701209A	265	
Outpatient Counseling - Prop 36	93.959	H-2126153B	<u>38,578</u>	
Total U.S Department of Health and Human Services			<u>89,570</u>	
<b>U.S. DEPARTMENT OF HOMELAND SECURITY:</b>				
Pass Through Los Angeles County -				
Urban Area Security	97.008	037-00000	171,450	
Fire Grant	97 Unknown	037-43000	52,220	
Assistance to Firefighters Grant Program	97.044	EMW-2006FG14320	<u>87,763</u>	
Total U.S. Department of Homeland Security			<u>311,433</u>	
<b>U.S. DEPARTMENT OF TRANSPORTATION:</b>				
Direct Programs -				
Hazardous Materials Emergency Prep Grant	20.703	HMECA6033140	3,900	
Pass Through Caltrans -				
Highway Planning and Construction				
Willowbrook Ave from Oris to Greenleaf	20.205	STPLER-5078(007)	128,000	
Alondra Ave from 710Fwy to Alameda St.	20.205	STPLER-5078(013)	129,400	
Central Ave from Greenleaf Blvd to El Segundo Blvd	20.205	RPSTIPLE-5078(017)	537,377	
Central Ave from Greenleaf Blvd to El Segundo Blvd	20.205	STPLER-5078(009)	67,400	
Long Beach Blue Line & Union Pacific RR	20.205	SIPLER-5078(010)	26,100	
Traffic Mangmnt Operation Cntr	20.205	HP21L-5078(012)	332,128	
Citywide Resurfacing, Restoration & Rehab	20.205	STPL-5078(015)	5,753	
Artesia Blvd from Acacia Ave to Alameda S	20.205	ICSP02-E2CA(014)	256,475	
Compton Blvd from Alameda to Locust	20.205	STPLH-5078(018)	25,200	
Long Beach Blvd from Rosecrans to Alondra	20.205	STPLH-5078(019)	25,200	
Central Ave from Greenleaf Blvd to El Segundo Blvd	20.205	RPSIPLE-5078(017)	<u>412,806</u>	
Program Total	20.205		<u>1,945,839 *</u>	
Total U.S Department of Transportation			<u>1,949,739</u>	
Total Federal Expenditures			<u>\$ 18,469,065</u>	<u>\$ 260,000</u>

\* Major program

See Accompanying Notes to Schedule of Expenditures of Federal Awards.

CITY OF COMPTON  
Notes to Schedule of Expenditures of Federal Awards  
Year Ended June 30, 2007

1. Summary of Accounting Policies

A General

The accompanying Schedule of Expenditures of Federal Awards presents the expenditures of all federal financial assistance programs for the City of Compton (City). The City's reporting entity is defined in the notes to the City's basic financial statements.

B Basis of Accounting

The information in the accompanying Schedule of Expenditures of Federal Awards is presented in accordance with the requirements of Office of Management and Budget (OMB) Circular A-133, *Audits of State, Local Governments, and Non-Profit Organizations*. Therefore, some amounts presented in this schedule may differ from amounts presented in, or used in, the preparation of the City's basic financial statements.

CITY OF COMPION  
 Schedule of Findings and Questioned Costs  
 For the Year Ended June 30, 2007

I. SUMMARY OF AUDIT RESULTS

A. Financial statements

1. Type of auditors' report issued: Unqualified
2. Internal control over financial reporting:
  - a. Material weakness identified?  yes  no
  - b. Reportable condition identified not considered to be material weaknesses?  yes  none reported
3. Noncompliance material to financial statements noted?  yes  no

B. Federal Awards

1. Internal control over major programs:
  - a. Material weakness identified?  yes  no
  - b. Reportable condition identified not considered to be material weaknesses?  yes  none reported
2. Type of auditors' report issued on compliance for major programs: Unqualified
3. Any audit findings disclosed that are required to be reported in accordance with Circular A-133, Section 510(a)?  yes  no

4. Identification of major programs:

<u>CFDA Number</u>	<u>Name of Federal Program or Cluster</u>
14 218	Community Development Block Grant
14 239	Home Program
14 195	Section 8 Housing Assistance Payments Program
20 205	Highway Planning and Construction

5. Dollar threshold used to distinguish between Type A and Type B programs: \$554,072
6. Auditee qualified as low-risk auditee?  yes  no

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

II FINDINGS – FINANCIAL STATEMENT AUDIT

Finding 07-01:

YEAR-END CLOSING

We noted several accounts whose balance had not been evaluated as part of year end closing procedures resulting in several proposed adjusting journal entries related to loans receivable, water and rubbish receivables, several accrued liabilities, depreciation for capital assets, and a claims payable adjustment. In addition, we noted two adjustments made to fund balance for accounts payable invoices related to expenditures of the prior year. The invoices were found after the prior year financial statements had been issued.

We also noted estimated liabilities for self-insurance claims are not reconciled between the estimates provided by City's legal counsel and the Claims Summary Report prepared by the Risk Management Department.

Recommendation:

We recommend the City Controller complete the analysis of the general ledger, such as accounts payable and accounts receivable, prior to closing the general ledger to assure financial statement account balances are accurately reported. In addition, audit adjustments should be reduced by reviewing reports and making adjustments prior to finalizing reports for year. We also recommend the City implement procedures to ensure that all adjustments to fund balance are appropriate to the financial statements. We understand the City Controller's office has prepared a draft policy outlining the policies and procedures for year-end closing. We encourage the City Controller's office to complete the policy manual.

We also recommend that a reconciliation be performed of estimated liabilities for self-insurance claims as determined by the City's legal counsel to the estimated liability as reported on the Claims Summary Report to assure fair presentation in the City's financial statements.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Finding 07-02:

ACCOUNTING POLICIES AND PROCEDURES MANUAL

The City does not have comprehensive policies and procedures documented for accounting functions.

Recommendation:

We recommend the development and maintenance of a policies and procedures manual for all accounting processes. This will ensure that similar transactions are treated consistently and that only established accounting principles are followed. A well-developed manual will also aid in the training of new employees within the Controller's Office and the Treasurer's Office. We understand the City Controller's office is in the process of updating its financial management policies and procedures manual. We encourage the City Controller's office to complete the policy and procedures manual.

Finding 07-03:

TREASURER'S INVESTMENT REPORT

During our testing of cash and investments we noted the following conditions:

- Investment balances on the June 30, 2007 Investment Report did not tie to the General Ledger at June 30, 2007.
- There is no procedure in place to ensure that investment transactions are reviewed and approved.

Recommendation:

We recommend that:

- Investments be reconciled to the general ledger on a monthly basis so that the necessary adjustments are made in a timely manner.
- The City implement procedures, which include the use of authorization forms, to ensure that all investment transactions are reviewed and approved by a second authority, thus ensuring compliance with the investment policy.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Finding 07-04:

BANK RECONCILIATIONS

- Several bank reconciliations were not prepared within 30 days of month-end or were not dated indicating timely preparation
- Several bank reconciliations were not independently reviewed and approved
- The adjusted balance reported on one bank reconciliation did not agree to the general ledger, and no explanation was provided
- A comprehensive reconciliation of total cash in the general ledger to all the bank accounts is not performed

Recommendation:

We recommend that a formal policy defining bank reconciliation procedures be developed and followed. We also recommend the reconciliation of each bank account to the general ledger be performed timely to ensure proper reporting of cash balances. A reconciliation for each bank account as well as a comprehensive reconciliation should be prepared each month. In addition, requiring the dating and signature of the preparer will assist you in verifying that the bank reconciliations are prepared timely.

Finding 07-05:

CASH RECEIPTS

During the review of internal controls for cash receipts and cash receipt testwork, we noted the following:

- The City maintains 32 bank accounts and daily cash receipt transactions may require deposits into several different bank accounts
- We further noted that daily deposits do not appear to be reviewed and approved prior to the deposit being made. This increases the risk that city funds could be deposited into non-city bank accounts

Recommendation:

We recommend that the City review their bank accounts and determine which bank accounts are legally required and consider combining the remaining accounts into one account. Additionally, we recommend that deposits be reviewed and approved prior to the deposit being made.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Finding 07-06:

CAPITAL ASSETS

During our audit of capital assets, we noted the City is not maintaining detailed records of all capital assets held by the City to account for the depreciation, additions, and deletions of assets. In addition, the City does not have a formal written policy describing the procedures for recording capital asset additions/deletions and depreciation.

Recommendation:

We understand that the City has hired a firm to prepare an inventory report, as well as create a capitalization and depreciation system for capital assets. We recommend that the City Controller's office utilize the inventory report to establish and maintain records that contain a detailed listing of all capital assets held by the City including related accumulated depreciation amounts. We also recommend that the City adopt a capital assets capitalization and depreciation policy. The policy should include the implementation of a program to monitor and control the movement of all major capital assets. A formal written policy and documented procedures would help ensure stronger controls over capital assets.

Finding 07-07:

PAYROLL PROCESS

Personnel changes, including salary rates, can be initiated by the same person who inputs payroll information with no review or approval required. We also noted the payroll posting to the general ledger is not reviewed.

Recommendation:

We recommend that:

- The duties of processing payroll and making changes to personnel files should be segregated to ensure adequate internal controls are in place over amounts paid.
- The City develop a procedure in which the posting of payroll to the general ledger is reviewed in order to ensure the accuracy of the posting.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Finding 07-08:

UTILITY BILLING

During our internal control testing over the utility billing transaction cycle, we noted the following conditions:

- During the review of the internal controls over the City's Utility Billing Process, we noted the Utility Billing System (Springbrook) and the General Ledger (IFAS) do not automatically interface creating potential errors in coding and unrecorded revenue
- A reconciliation between the billing register and cash receipt register is not performed to ensure timely and ultimate collection of utility charges
- The billing function performed by the Utility Department is not reviewed by the Controller's Office until year end. In addition, payments for utility billing are not reconciled with the amounts billed.
- There is no review and clean-up of the utility deposit accounts to ensure that they are for active accounts. By not reconciling and adjusting the deposits, the City may not be recognizing all potential revenue in the general ledger

Recommendation:

We recommend the City develop an electronic interface between the Springbrook and IFAS Systems to ensure that revenue is properly recorded in the General Ledger. We further recommend that a reconciliation between the billing register and cash receipt register be performed on a monthly basis to ensure timely and ultimate collection of utility charges. We also recommend that the City take necessary steps to implement a procedure for the periodic review and clean-up of the utility deposits.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Finding 07-09:

REDEVELOPMENT AGENCY STATE CONTROLLER'S REPORT

During our review of the State Controller's Report (SCR) filed for 2006, we noted that the total assets, revenues and expenditures for the Debt Service fund and total assets, liabilities and revenues for the Capital Projects fund on the 2006 SCR do not agree to the June 30, 2006 Agency financial statements. We understand this resulted from the 2006 SCR being prepared prior to the release of the June 30, 2006 Agency financial statements. In addition, during our review of the HCD Schedules, we noted that activity related to housing assets did not agree to CRA financial records.

Recommendation:

We recommend, that prior to submission, the Agency compare the State Controller's Report and the HCD schedules to the Agency Financial Statements and other related financial information, respectively, to ensure the amounts agree.

Finding 07-10:

INTERFUND CHARGES FOR SERVICES

We noted the City records interfund revenue and expenses related to charges for services which are approved in the City's annual operating budget. However, there is no documentation for the basis of the amounts being budgeted.

Recommendation:

We recommend the City develop policies and procedures that identify the direct charges to be made as well as develop a cost allocation plan related to internal service charges.

\*\*\*\*\*

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

We also noted other less significant control deficiencies, which are discussed below:

Finding 07-11:

TREASURER'S INVESTMENT REPORT

During our testing of cash and investments we noted the following conditions:

- The City did not submit the June 30, 2007 Investment Report within 30 days of the end of the month Per California Government Code Section 53646(2)(b), if a City prepares and submits an Investment Report to City Council, it must be submitted within 30 days of the month end
- The Investment Report for the period ending June 30, 2007 did not include investments held by third parties (fiscal agents) as required by Government Code Section 53646 (b) (1).
- The Investment Report for the period ending June 30, 2007 did not include investment ratings as required by Government Code Section 53646 / (b)/ (1)

Recommendation:

We recommend that:

- The City establish and follow a policy to comply with all Government Code requirements relating to cash and investments.

Finding 07-12:

OUTSTANDING CHECKS

The outstanding check listings for several accounts do not include the date the check was issued.

Recommendation:

We recommend that the City include the date the check was issued on all outstanding check listings This will assist the City in ensuring the City complies with its internal control procedure of evaluating and writing off checks outstanding for longer than one year.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Finding 07-13:

OTHER

- We noted an excessive number of correcting journal entries.
- Several timecards were not properly approved by the Department Supervisor.
- A periodic review of Agency deposit accounts is not performed
- A debt service payment was made twice in the same fiscal year due to an error by City personnel. The payment was refunded by the Trustee.
- Reimbursement requests for federal fund expenditures were filed after year end due to personnel turnover; however, a receivable related to grant revenue was not recorded.

Recommendation:

We recommend that the City implement procedures to address the deficiencies listed above

III. FINDINGS AND QUESTIONED COSTS – MAJOR FEDERAL AWARD PROGRAMS AUDIT

Finding 07-14:

Federal Grantor: Department of Housing and Urban Development  
Program: HOME Program and Community Development Block Grant  
CFDA No 14.239 and 14.218

Criteria or Specific Requirement:

The reporting compliance requirement in accordance with OMB Circular A-133 Compliance Supplement requires that their annual performance and evaluation report be submitted 90 days after the end of a grantee's program year

Condition:

During our audit of the reporting requirements in accordance with OMB Circular A-133, we noted that the City did not submit the required annual report within 90 days of year end.

CITY OF COMPTON  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Cause:

The deficiency appears to be due to lack of approval by the City Council in a timely manner

Effect:

Noncompliance with the aforementioned reporting deadline requirements can impact the amount of funding received by the City from federal and state agencies.

Recommendation:

We recommend that the City develop a policy and implement a procedure that would ensure a timely filing of the annual report

Questioned Cost 07-15:

Federal Grantor: Department of Housing and Urban Development  
Program: HOME Program  
CFDA No. 14 239

Criteria or Specific Requirement:

The eligibility compliance requirement in accordance with OMB Circular A-133 Compliance Supplement requires that only low-income or very low-income persons, as defined in 24 CFR Section 92.2, can receive housing assistance

Condition:

During our test of the eligibility requirements from the total thirty six participants, we noted that the City incorrectly qualified one participant of twenty five participants tested to receive assistance using HOME funds for housing rehabilitation. The participant had income higher than the low income limit, therefore did not meet the eligibility requirement. The total assistance the participant received was \$25,390.

Cause:

The deficiency appears to be due to lack of knowledge of program requirements by temporary City personnel

CITY OF COMPION  
Schedule of Findings and Questioned Costs (Continued)  
For the Year Ended June 30, 2007

Effect:

Noncompliance with the aforementioned eligibility requirements, the City overspent grant funding by \$25,390.

Recommendation:

We recommend that the City develop procedure that would ensure participants are correctly qualified or disqualified to receive assistance using HOME funds.

CITY OF COMPTON  
Status of Prior Year Audit Findings  
For the Year Ended June 30, 2007

- The following findings for fiscal year 2005-06 were corrected as of June 30, 2007:
  - Finding 06-06
  - Finding 06-07
  
- The following findings for fiscal year 2005-06 were not corrected as of June 30, 2007:
  - Finding 06-01- see Finding 07-01
  - Finding 06-02- see Finding 07-02
  - Finding 06-03- see Finding 07-03
  - Finding 06-04- see Finding 07-04
  - Finding 06-05- see Finding 07-06
  - Finding 06-08- see Finding 07-13

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