

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 2006 - 2010

Annual Plan for Fiscal Year 2009

***DRAFT***

Annual Plan for Fiscal Year  
Beginning 10/2008

**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: Housing Authority of New Orleans**  
**PHA Number: LA 001**

**PHA Fiscal Year Beginning: (10/2008)**

**PHA Programs Administered:**

**Public Housing and Section 8**   
  **Section 8 Only**   
  **Public Housing Only**  
 Number of public housing units: **3,000**   
 Number of S8 units:   
 Number of public housing units:  
 Number of S8 units: **12,055**

**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 **www.hano.org**
- Other (list below)

**Iberville Development Management Office – 401 Treme Street**  
**Fischer Development Management Office – 1915 LB Landry Avenue**

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

- Main business office of the PHA **4100 Touro Street**
- PHA development management offices
- Other (list below)

**5-YEAR PLAN**  
**PHA FISCAL YEARS 2006 - 2010**  
[24 CFR Part 903.5]

**A. Mission**

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

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here)  
*To promote safe, decent, sanitary, and affordable housing, economic opportunity and a suitable living environment free from discrimination, through collaboration with the surrounding community, legal and social services agencies.*

**B. Goals**

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

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

- PHA Goal: Expand the supply of assisted housing  
Objectives:
- Apply for additional rental vouchers:
  - Reduce public housing vacancies:
  - Leverage private or other public funds to create additional housing opportunities:
  - Acquire or build units or developments
  - Other (list below)
- PHA Goal: Improve the quality of assisted housing  
Objectives:
- Improve public housing management: (PHAS score)
  - Improve voucher management: (SEMAP score)
  - Increase customer satisfaction:
  - Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections)
  - Renovate or modernize public housing units:

- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers:
- Other: (list below)

- PHA Goal: Increase assisted housing choices  
Objectives:
  - Provide voucher mobility counseling:
  - Conduct outreach efforts to potential voucher landlords
  - Increase voucher payment standards
  - Implement voucher homeownership program:
  - Implement public housing or other homeownership programs:
  - Implement public housing site-based waiting lists:
  - Convert public housing to vouchers:
  - Other: (list below)

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

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

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

- PHA Goal: Promote self-sufficiency and asset development of assisted households  
Objectives:
  - Increase the number and percentage of employed persons in assisted families:
  - Provide or attract supportive services to improve assistance recipients' employability:
  - Provide or attract supportive services to increase independence for the elderly or families with disabilities.

Other: (list below)

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

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

**Other PHA Goals and Objectives: (list below)**

**Annual PHA Plan**  
**PHA Fiscal Year 2009**  
[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 903.7 9 (r)]

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

**iii. Annual Plan Table of Contents**

[24 CFR Part 903.7 9 (r)]

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

**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 (la001a01)
- FY 2009 Capital Fund Program Annual Statement (la001b01)
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY) (la001c01)
- List of Resident Advisory Board Members (la001d01)
- List of Resident Board Member (la001e01)
- Community Service Description of Implementation (la001f01)
- Information on Pet Policy (la001g01)
- Section 8 Homeownership Capacity Statement, if applicable (la001h01)
- Description of Homeownership Programs, if applicable (la001i01)

**Optional Attachments:**

- PHA Management Organizational Chart
- FY 2009 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) (la001j01)
- 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>
HANO Strategic Planning Office 4100 Touro Street	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
"	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
“	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
“	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
“	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
“	Section 8 rent determination (payment standard) policies <input 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	Annual Plan: Grievance Procedures

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
	A & O Policy	
“	Section 8 informal review and hearing procedures <input 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 any active CIAP grant	Annual Plan: Capital Needs
“	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
“	Policies governing any Section 8 Homeownership program <input 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
“	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 (PHEDEP) 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 903.7 9 (a)]

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

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

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	24,118	NA	NA	NA	NA	NA	NA
Income >30% but <=50% of AMI	12,686	NA	NA	NA	NA	NA	NA
Income >50% but <80% of AMI	8,006	NA	NA	NA	NA	NA	NA
Elderly	7,365	NA	NA	NA	NA	NA	NA
Families with Disabilities	11,268	NA	NA	NA	NA	NA	NA
Race/Ethnicity (Black)	34,993	NA	NA	NA	NA	NA	NA
Race/Ethnicity (White)	11,114	NA	NA	NA	NA	NA	NA
Race/Ethnicity (Hispanic)	1,705	NA	NA	NA	NA	NA	NA

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

- Consolidated Plan of the Jurisdiction/s  
Indicate year: 2008 Action Plan
- 2000 U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset Housing Problems Output for all Households
- American Housing Survey data  
Indicate year:
- Other housing market study  
Indicate year:
- Other sources: (list and indicate year of information)

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

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

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing ( <i>Updates will be provided once the Pre-Katrina waiting list is purged.</i> )			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	6,572		
Extremely low income <=30% AMI	5,859		
Very low income (>30% but <=50% AMI)	522		
Low income (>50% but <80% AMI)	63		
Families with children	3,280		
Elderly families	292		
Families with Disabilities			
Race/ethnicity – African American	14,410		
Race/ethnicity - White	44		
Race/ethnicity – American Indian	3		
Race/ethnicity -Asian	2		
Race/ethnicity – Pacific Islander	1		
Race/ethnicity – None Listed	118		
Characteristics by Bedroom Size (Public Housing Only)			
1BR	2,409		
2 BR	2,298		
3 BR	1,428		

Housing Needs of Families on the Waiting List			
4 BR	275		
5 BR	33		
5+ BR	0 (blank – 124)		
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)? <i>65 months (Since February 2003)</i>			
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 type="checkbox"/> No <input checked="" type="checkbox"/> Yes (Elderly Only Families/ Mixed Income Sites)			

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> Section 8 tenant-based assistance ( <i>Updates will be provided once the Pre-Katrina waiting list is purged.</i> )			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	10,873		
Extremely low income <=30% AMI	8,287		
Very low income (>30% but <=50% AMI)	2,376		
Low income (>50% but <80% AMI)	163		
Families with children	5,827		
Elderly families	678		
Families with Disabilities			
Race/ethnicity – African American	25,659		
Race/ethnicity - White	197		
Race/ethnicity – American Indian	14		
Race/ethnicity -Asian	11		
Race/ethnicity – Pacific Islander	1		
Race/ethnicity – None Listed	25		
Characteristics by Bedroom Size			

Housing Needs of Families on the Waiting List			
(Public Housing Only)			
1BR	2,409		
2 BR	2,298		
3 BR	1,428		
4 BR	275		
5 BR	33		
5+ BR	0 (blank – 124)		
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)? <i>84 Months (Since July 2001)</i>			
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 type="checkbox"/> No <input checked="" 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)  
*(Apply for housing resources under the State of Louisiana Low Income Housing Tax Credit and Bond Programs)*

**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)  
*(Coordinate case management and other Client Services programs)*

**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)  
*(Coordinate case management and other Client Services programs)*

**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)  
*(Coordinate case management and other Client Services programs)*

**Need: Specific Family Types: Families with Disabilities**

**Strategy 1: Target available assistance to Families with Disabilities:**

Select all that apply

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

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

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

Select if applicable

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

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

Select all that apply

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

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

**(2) Reasons for Selecting Strategies**

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

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

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

[24 CFR Part 903.7 9 (b)]

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

<b>FY 2008 Financial Resources Planned Sources and Uses</b>			
		<b>Planned \$</b>	<b>Planned Uses</b>
<b>1</b>	<b>Federal Grants (FY 2008 grants)</b>		
a)	Public Housing Operating Fund	\$ 12,667,944	
b)	Public Housing Operating Fund - Private Management	837,735	
c)	Public Housing Operating Fund - Guste Homes RMC	1,884,761	
d)	Public Housing Operating Fund - BW Cooper RMC	3,015,066	
e)	Public Housing Capital Fund	15,740,457	
f)	Public Housing Capital Fund - Replacement Housing		
	Factor Funding	10,659,224	
g)	Annual Contributions for Section 8 Tenant-Based Assistance	84,252,538	
h)	Annual Contributions for Tenant Based Vouchers	16,292,032	
<b>2</b>	<b>Prior Year Federal Grants (unobligated funds only)</b>		
	Public Housing Capital Fund	14,497,222	
	Replacement Housing Factor	6,203,304	
	HOPE VI	11,672,652	
	HOPE VI - Demolition	4,095,890	

<b>3</b>	<b>Public Housing Dwelling Rental Income</b>		
	HANO - Non RMC	1,733,616	
	BW Cooper RMC	611,904	
	Guste RMC	969,432	
<b>4</b>	<b>Other Income (list below)</b>		
	Interest Income	74,000	
<b>5</b>	<b>Non federal sources</b>		
	City Infrastructure Grants	3,938,573	
		-	
	<b>Total sources</b>	<u>\$189,146,349</u>	

### **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: (10)
- 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? 8

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

3.  Yes  No: May families be on more than one list simultaneously

If yes, how many lists? All 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) (*Applicable to Pre-disaster Public Housing assisted families in accordance with Notice PIH 2007-3*)
- Victims of domestic violence \*
- Substandard housing

- Homelessness
- High rent burden (rent is > 50 percent of income)

**\*Domestic Violence Preference: Applicants seeking this preference and meet VAWA requirements and approval by a Domestic Violence Advocacy Agency will be given a Housing Choice Voucher in accordance to Resolution 2004-01.**

Other preferences: (select below)

- Working families and those unable to work because of age or disability  
*(Subject to a point system defined in the table below in section 3.)*
- 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:

- 1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition) *(Applicable to Pre-disaster Public Housing assisted families in accordance with Notice PIH 2007-3)*
- 1 Victims of domestic violence \*
  - Substandard housing
  - Homelessness
  - High rent burden

Other preferences (select all that apply)

- 1 Working families and those unable to work because of age or disability  
*(Subject to a point system defined in the table below)*
- Veterans and veterans' families
- Residents who live and/or work in the 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
- Other preference(s) (list below)

Preference	Hours	Points
Working	30 +	5
Senior/Disabled		5
Working	29 to 25	4
Working	24 to 20	3
Fulltime student	12+ credit hours	3
Working/Job training	<20 and in job training	2
Working	19 or less	1
Working	0	0

*\*Domestic Violence Preference: Applicants seeking this preference and meet VAWA requirements and approval by a Domestic Violence Advocacy Agency will be given a Housing Choice Voucher in accordance to Resolution 2004-01.*

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**

*(NOTE: The Deconcentration and Income Mixing template questions below have been replaced by those addressed in Attachment A.)*

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)
- 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)  
Upon written request, HANO will provide the results of the client's criminal background check. However, if the household was admitted to the Housing Choice Voucher Program under the Witness Protection Program, no information will be provided.

**(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)

*HANO's Housing Choice Voucher Program's application process is closed.*

**(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:

*Vouchers are routinely issued between 60-120 days.*

**(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) (*Pre-disaster Public Housing assisted families*)

- 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)  
*Elderly and Disabled*

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

- 1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition) (*Pre-disaster Public Housing assisted families*)
- 4 Victims of domestic violence  
Substandard housing
- 2 Homelessness  
High rent burden

Other preferences (select all that apply)

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

- Other preference(s) (list below)  
3 *Elderly and Disabled*

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)

### **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)
- (A Flat Rent Study is currently underway.)*

**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)

*HANO chose this method due to prevailing post-disaster market conditions.*

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)

*HANO factored in changes to prevailing post-disaster market conditions.*

## **(2) Minimum Rent**

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

- \$0

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

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

### **5. Operations and Management**

[24 CFR Part 903.7 9 (e)]

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

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

Describe the PHA’s management structure and organization.  
(select one)

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

#### **B. HUD Programs Under PHA Management**

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

<b>Program Name</b>	<b>Units or Families Served at Year Beginning</b>	<b>Expected Turnover</b>
Public Housing	3,000	7%
Section 8 Vouchers	6,000	20%
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)	521 Project Based Assistance	
Disaster Voucher Program	1,005	
Tenant Protection Voucher	2,987	
Other	1,542	
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs(list individually)		

### **C. Management and Maintenance Policies**

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

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

- *Standard Operating Procedures*
- *Maintenance Manual*
- *Admissions and Continued Occupancy Policy*
- *Rent Collections & Eviction Policy*
- *One-Strike Policy*
- *Lease Agreement*
- *Escrow Account Policy*
- *Maintenance Plan*
- *Procurement Policy*

(2) Section 8 Management: (list below)

- *Housing Choice Voucher Program's Administrative Plan*

## **6. PHA Grievance Procedures**

[24 CFR Part 903.7 9 (f)]

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

### **A. Public Housing**

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

If yes, list additions to federal requirements below:

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

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

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

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

If yes, list additions to federal requirements below:

2. Which PHA office should applicants or assisted families contact to initiate the informal review and informal hearing processes? (select all that apply)
- PHA main administrative office  
 Other (list below)

**7. Capital Improvement Needs**

[24 CFR Part 903.7 9 (g)]

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

**A. Capital Fund Activities**

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

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

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

Select one:

- The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at *Attachment B*

-or-

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

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

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

- a.  Yes  No: Is the PHA providing an optional 5-Year Action Plan for the Capital Fund? (if no, skip to sub-component 7B)
- b. If yes to question a, select one:
- The Capital Fund Program 5-Year Action Plan is provided as an attachment to the PHA Plan at Attachment (state name)
- or-
- The Capital Fund Program 5-Year Action Plan is provided below: (if selected, copy the CFP optional 5 Year Action Plan from the Table Library and insert here)

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

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

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

1. Development name: **St. Thomas**
2. Development (project) number: **LA1-01, LA1-09**
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

1. Development name: **Desire**
2. Development (project) number: **LA1-14**
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

1. Development name: **Fischer**
2. Development (project) number: **LA1-16**
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

1. Development name: **C. J. Peete**
2. Development (project) number: **LA1-02, LA1-10**
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:  
*St. Bernard*

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:  
*Lafitte, B. W. Cooper, C.J. Peete, St. Bernard, Fischer, St. Thomas, Desire, and Scattered Sites.*

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

If yes, list developments or activities below:

## **8. Demolition and Disposition**

[24 CFR Part 903.7 9 (h)]

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

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

### 2. Activity Description

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

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>C. J. Peete</b>	
1b. Development (project) number: <b>LA1-02</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/>	
Disposition <input type="checkbox"/>	
3. Application status (select one)	
Approved <input checked="" type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>08/05/97</u></b>	
5. Number of units affected: <b>202</b>	
6. Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: <b>FY 2008</b>	
b. Projected end date of activity: <b>FY 2008</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>C. J. Peete</b>
1b. Development (project) number:	<b>LA1-02</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>21/09/07</u></b>
5. Number of units affected:	<b>521</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development <i>(This application included all the remaining units.)</i>
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>C. J. Peete</b>
1b. Development (project) number:	<b>LA1-02</b>
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>21/09/07</u></b>
5. Number of units affected:	<b>0</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>C. J. Peete</b> 1b. Development (project) number: <b>LA1-10</b>
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>11/09/07</u></b>
5. Number of units affected: <b>0</b>
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2006</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>B.W. Cooper</b> 1b. Development (project) number: <b>LA1-07</b>
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>01/04/03</u></b>
5. Number of units affected: <b>118</b>
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>B.W. Cooper</b> 1b. Development (project) number: <b>LA1-07</b>
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>564</b>
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development <i>(This application included all the remaining units on the site including the units that will be temporarily reoccupied)</i>
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>B.W. Cooper</b> 1b. Development (project) number: <b>LA1-07</b>
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>0</b>
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>B.W. Cooper</b>	
1b. Development (project) number: <b>LA1-12</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/>	Disposition <input type="checkbox"/>
3. Application status (select one)	
Approved <input checked="" type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>01/04/03</u></b>	
5. Number of units affected: <b>234</b>	
6. Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: <b>FY 2008</b>	
b. Projected end date of activity: <b>FY 2008</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>B.W. Cooper</b>	
1b. Development (project) number: <b>LA1-12</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/>	Disposition <input type="checkbox"/>
3. Application status (select one)	
Approved <input checked="" type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>	
5. Number of units affected: <b>558</b>	
6. Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
<i>(This application will include all of the remaining units on the site with the exception of the units previously approved for demolition)</i>	
7. Timeline for activity:	
a. Actual or projected start date of activity: <b>FY 2008</b>	
b. Projected end date of activity: <b>FY 2008</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>B.W. Cooper</b>
1b. Development (project) number:	<b>LA1-12</b>
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>21/09/07</u></b>
5. Number of units affected:	<b>792</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>St. Bernard</b>
1b. Development (project) number:	<b>LA1-8</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>21/08/96</u></b>
5. Number of units affected:	<b>45</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>St. Bernard</b> 1b. Development (project) number: <b>LA1-8</b>
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>671</b> 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development <i>(This application included all of the remaining units on the site with the exception of the units previously approved for demolition)</i>
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>St. Bernard</b> 1b. Development (project) number: <b>LA1-8</b>
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>0</b> 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2009</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>St. Bernard</b> 1b. Development (project) number: <b>LA1-13</b>
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>720</b>
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>St. Bernard</b> 1b. Development (project) number: <b>LA1-13</b>
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>0</b>
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2009</b> b. Projected end date of activity: <b>FY 2010</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Lafitte</b> 1b. Development (project) number: <b>LA1-5</b>
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>896</b> 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development <i>(This application included all of the remaining units on the site including the units that will be temporarily reoccupied)</i>
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Lafitte</b> 1b. Development (project) number: <b>LA1-5</b>
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <b><u>21/09/07</u></b>
5. Number of units affected: <b>0</b> 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development <i>(This application included all of the remaining units on the site including the units that will be temporarily reoccupied)</i>
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Fischer</b>
1b. Development (project) number:	<b>LA1-16</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/04/03</u></b>
5. Number of units affected:	<b>180</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Fischer</b>
1b. Development (project) number:	<b>LA1-16</b>
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>24/11/04</u></b>
5. Number of units affected:	<b>0</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2006</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>Guste</b>	
1b. Development (project) number: <b>LA1-15</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/>	Disposition <input type="checkbox"/>
3. Application status (select one)	
Approved <input checked="" type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>01/04/03</u></b>	
5. Number of units affected: <b>228</b>	
6. Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
<i>(Guste Low Rise is being used as a Post Katrina reoccupancy site, and as a result, demolition is on hold)</i>	
7. Timeline for activity:	
a. Actual or projected start date of activity: <b>FY 2006</b>	
b. Projected end date of activity: <b>FY 2010</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>Guste</b>	
1b. Development (project) number: <b>LA1-15</b>	
2. Activity type: Demolition <input type="checkbox"/>	Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	
Approved <input checked="" type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>18/10/04</u></b>	
5. Number of units affected: <b>228</b>	
6. Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
<i>(Guste Low Rise is being used as a Post Katrina reoccupancy site, and as a result, demolition is on hold)</i>	
7. Timeline for activity:	
a. Actual or projected start date of activity: <b>FY 2006</b>	
b. Projected end date of activity: <b>FY 2010</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Florida</b>
1b. Development (project) number:	<b>LA1-67</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>31/04/07</u></b>
5. Number of units affected:	<b>50</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Scattered Sites- 1400, 1408, 1416, 1424, 1432, and 1440 General Ogdén</b>
1b. Development (project) number:	<b>LA1-25</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>14/05/07</u></b>
5. Number of units affected:	<b>24</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Cambronne - 1433 General Ogden</b>
1b. Development (project) number:	<b>LA 1-19</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>14/05/07</u></b>
5. Number of units affected:	<b>4</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Imperial Court</b>
1b. Development (project) number:	<b>LA1-22</b>
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>0</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Imperial Drive</b>
1b. Development (project) number:	<b>LA1-39</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>05/08/97</u></b>
5. Number of units affected:	<b>8</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Imperial Drive</b>
1b. Development (project) number:	<b>LA1-39</b>
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>0</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Scattered Sites– 3249 Tchoupitoulas; 410 Pleasant; 3250 St. Thomas (vacant lot)</b>
1b. Development (project) number:	<b>LA1-25</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>14/05/07</u></b>
5. Number of units affected:	<b>22</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Christopher Park Homes</b>
1b. Development (project) number:	<b>LA1-30</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>54</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>Delery - 2601, 2609, 2615, 2621, 2627, 2635, 2641 Delery - 6422 Florida – 2600, 2608, 2614, 2620, 2626, 2634, 2640 Dubreuil, 2621 Law (32)</b>	
1b. Development (project) number: <b>LA1-18</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>01/08/08</u></b>	
5. Number of units affected: <b>32</b>	
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>Cambronne - 1324 Eagle (2); 1415 General Ogden (2); 1925 Monroe (4); 8725 Plum (2); 9031 Cohn (vacant lot); 8729 Plum (vacant lot); 1342 Alabo (2); 1501, 1505, 1509, 1513 Benton (8); 1329 Charbonnet (2); 1301 Gordon (2); 1340 Gordon (1); 1424 Gordon (1); 1514 Gordon (2); 1531 Gordon (2); 1416 Lamanche (1); 6000 N. Robertson (2); 6112, 6116 N. Robertson (4); 6301, 6309, 6317 N. Robertson (6); 1300 Tupelo (2); 1415 Tupelo (2); 5520 Urquhart (4); 6318 N. Villere (2); 400 Dufossat (vacant lot)</b>	
1b. Development (project) number: <b>LA1-19</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>01/08/08</u></b>	
5. Number of units affected: <b>53</b>	
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Painters-Lesseps - 610 Lesseps (6)</b>
1b. Development (project) number:	<b>LA1-21</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>6</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>St. Claude – 5335 (vacant lot), 5337 St. Claude (21)</b>
1b. Development (project) number:	<b>LA1-23</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>21</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>Dale Homes - 4346, 4459, 4526, 4556, 4726, 4750, 4807, 4814, 4839, 4900, 4901, 4910, 4911, 4920, 4921, 4925, 4930 America (34); 4821 America (vacant lot), 4901, 4911 Dale (4); 4814, 4825, 4827, 4834, 4842 Ray (10)</b>	
1b. Development (project) number: <b>LA1-26</b>	
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>01/08/08</u></b>	
5. Number of units affected: <b>48</b>	
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>	

<b>Demolition/Disposition Activity Description</b>
<p>1a. Development name: <b>Scattered Sites- 518 Cadiz (3), 1229 Constance (12), 1000, 1008, 1016 Melpomene (21), 930 Seventh (3), 2417 St. Thomas (2), 428 Seventh (vacant lot), 2400 St. Thomas (vacant lot), 2411 St. Thomas (vacant lot), 1120 Thalia (vacant lot), 2023 Robertson (4), 1915 Feliciana (2), 1227, 1233, 1239 Alabo (10), 1800, 1804, 1808 Gordon (6), 1319 Montegut (16), 1615 Port ( 4); 4827 N. Rampart ( 4); 1111 Reynes (4), 1016, 1022, 1028, 1034 Tennessee (12); 1751 Tupelo (2); 4322, 4326, 4432, 4448, 4562, 4856, 4860 America (14); 6630, 6638, 6648, 6654, 6662, 6670, 6678, 6686, Chef Menteur &amp; 6601, 6609, 6617, 6641, 6649 Old Gentilly (52); 4860 Wilson (2); 2405 Charbonnet (vacant lot), 710 Clouet (vacant lot), 2819 Dauphine (vacant lot), 3749 Apache (vacant lot), 2000 Melpomene (vacant lot), 5404 N. Villere (vacant lot), 1513 Egania (vacant lot), 8901 Birch (vacant lot), 1117 Monroe (vacant lot), 1915 Leonidas (vacant lot), 8516 Cohn (vacant lot), 8520 Zimple (vacant lot), 1530,1534 Gordon (vacant lot), 8811 Hickory (vacant lot), square S. Liberty, MLK, Thalia, Loyola (vacant lot)</b></p> <p>1b. Development (project) number: <b>LA1-25</b></p>
<p>2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/></p>
<p>3. Application status (select one)          Approved <input type="checkbox"/>          Submitted, pending approval <input type="checkbox"/>          Planned application <input checked="" type="checkbox"/></p>
<p>4. Date application approved, submitted, or planned for submission: <b><u>01/08/08</u></b></p>
<p>5. Number of units affected: <b>173</b></p>
<p>6. Coverage of action (select one)  <input checked="" type="checkbox"/> Part of the development  <input type="checkbox"/> Total development</p>
<p>7. Timeline for activity:          a. Actual or projected start date of activity: <b>FY 2008</b>          b. Projected end date of activity: <b>FY 2009</b></p>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>2256 Baronne (vacant lot corner of Philip)</b>	
1b. Development (project) number: <b>LA1-27</b>	
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>(08/12/00)</u></b>	
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>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name: <b>Desire (vacant lot)</b>	
1b. Development (project) number: <b>LA1-14</b>	
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <b><u>(10/04/08)</u></b>	
5. Number of units affected: <b>0</b>	
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development ( <b>2.2 acres of land</b> ) <input type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2008</b>	

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Press Park</b>
1b. Development (project) number:	<b>LA1-32</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>56</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Poland–Marias - 4811, 4815 Marais (8); 1740 Poland (4); 1830 Poland (4)</b>
1b. Development (project) number:	<b>LA1-36</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>16</b>
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Annunciation - 2901 Dryades (4); 3013 Mandeville (2)</b>
1b. Development (project) number:	<b>LA1-51</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>6</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	<b>Eleanor - 1504 Alabo (2); 1423, 1425 Benton (4); 1410 Caffin 1436, 1440 Caffin (6); 1334 Charbonnet (2); 5600 Claiborne (2); 5718 Claiborne (2); 220 Eleanor (2), 1318 Gordon (2) 1308 Tupelo (2)</b>
1b. Development (project) number:	<b>LA1-52</b>
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	<b><u>01/08/08</u></b>
5. Number of units affected:	<b>24</b>
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: <b>FY 2008</b> b. Projected end date of activity: <b>FY 2009</b>

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

[24 CFR Part 903.7 9 (i)]

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

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

2. Activity Description

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

<b>Designation of Public Housing Activity Description</b>	
1a. Development name:	<b>Guste Homes</b>
1b. Development (project) number:	<b>LA1-15</b>
2. Designation type:	Occupancy by only the elderly <input checked="" 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 checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission:	<b><u>(23/10/07)</u></b>
5. If approved, will this designation constitute a (select one)	<input checked="" type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected:	<b>244</b>
7. Coverage of action (select one)	

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

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Fischer Senior Village</b>
1b. Development (project) number: <b>LA1-62, LA1-68</b>
2. Designation type: Occupancy by only the elderly <input checked="" 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 checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: <b>(23/10/07)</b>
5. If approved, will this designation constitute a (select one) <input checked="" type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
7. Number of units affected: <b>100</b>
7. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

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

[24 CFR Part 903.7 9 (j)]

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

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

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

#### 2. Activity Description

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

<b>Conversion of Public Housing Activity Description</b>	
1a. Development name: <b>Fischer Low Rise</b>	
1b. Development (project) number: <b>LA1-16</b>	
2. What is the status of the required assessment?	<input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input checked="" type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input checked="" 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 checked="" 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>Conversion of Public Housing Activity Description</b>	
1a. Development name: <b>Florida</b>	
1b. Development (project) number: <b>LA1-4</b>	
2. What is the status of the required assessment?	<input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input checked="" type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next

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

<b>Conversion of Public Housing Activity Description</b>
<p>1a. Development name: <b>Guste Low Rise</b></p> <p>1b. Development (project) number: <b>LA1-15</b></p>
<p>2. What is the status of the required assessment?</p> <p><input type="checkbox"/> Assessment underway</p> <p><input type="checkbox"/> Assessment results submitted to HUD</p> <p><input checked="" type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question)</p> <p><input type="checkbox"/> Other (explain below)</p>
<p>3. <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)</p>
<p>4. Status of Conversion Plan (select the statement that best describes the current status)</p> <p><input type="checkbox"/> Conversion Plan in development</p> <p><input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY)</p> <p><input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY)</p> <p><input checked="" type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway</p>

5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one)

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

Conversion of Public Housing Activity Description

1a. Development name: **B. W. Cooper**

1b. Development (project) number: **LA1-12**

2. What is the status of the required assessment?

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

3.  Yes  No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)

4. Status of Conversion Plan (select the statement that best describes the current status)

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

5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one)

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

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

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

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

[24 CFR Part 903.7 9 (k)]

**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: <b>All Developments</b>	
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) <input checked="" type="checkbox"/> <i>Homeownership Plan designed by the local PHA for all public housing residents.</i>	
3. Application status: (select one)	
<input checked="" 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: <b>(11/08/2000)</b>	
5. Number of units affected:	
6. Coverage of action: (select one)	
<input type="checkbox"/> Part of the development <input type="checkbox"/> Total development	

<b>Public Housing Homeownership Activity Description (Complete one for each development affected)</b>	
1a. Development name: <b>St. Thomas</b>	
1b. Development (project) number: <b>LA1-1, LA 1-9</b>	
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) <input checked="" type="checkbox"/> Other	
3. Application status: (select one)	
<input checked="" 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: <b>(19/09/2001)</b>	
6. Number of units affected: 73	
6. Coverage of action: (select one)	
<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development	

<b>Public Housing Homeownership Activity Description (Complete one for each development affected)</b>	
1a. Development name: <b>Desire</b>	
1b. Development (project) number: LA1-14	
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) <input checked="" type="checkbox"/> Other	
3. Application status: (select one)	
<input type="checkbox"/> Approved; included in the PHA's Homeownership Plan/Program <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application	
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: <b>(17/07/2001)</b>	
7. Number of units affected: 100	
6. Coverage of action: (select one)	
<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development	

<b>Public Housing Homeownership Activity Description (Complete one for each development affected)</b>	
1a. Development name: <b>William J. Fischer</b>	
1b. Development (project) number: <b>LA1-16</b>	
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) <input checked="" type="checkbox"/> Other	
3. Application status: (select one)	
<input checked="" 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: <b>(30/09/2004)</b>	
8. Number of units affected: <b>118</b>	
6. Coverage of action: (select one)	
<input checked="" 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: The Housing Authority of New Orleans’ (HANO) Homeownership Department was created to give public housing and Section 8 residents the opportunity to own their own home. Our Homeownership Programs allow qualified local Public housing and Section 8 families who have low incomes the opportunity to purchase their own homes. In an effort to continuously improve services, staff has established and maintains a number of partnerships with lenders, real estate agents, non-profit organizations, city housing agencies, inspectors, appraisers, and a host of other entities that are instrumental in assisting our clients in reaching their goal of homeownership. Staff attends various homeownership training and seminars throughout the year to stay abreast of the latest opportunities and financial benefits available to the first time homebuyers. To, date, seventy-three (73) Section 8 families and twenty-seven (27) public housing families have purchased homes through 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 (1)]

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

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

#### 1. Cooperative agreements:

- Yes  No: Has the PHA 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? 14/07/00

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

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

### **B. Services and programs offered to residents and participants**

#### **(1) General**

##### a. Self-Sufficiency Policies

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

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

b. Economic and Social self-sufficiency programs

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

**Services and Programs**

<b>Program Name &amp; Description (including location, if appropriate)</b>	<b>Estimated Size</b>	<b>Allocation Method (waiting list/random selection/specific criteria/other)</b>	<b>Access (development office / PHA main office / other provider name)</b>	<b>Eligibility (public housing or Section 8 participants or both)</b>
<b>Employment Initiatives</b>				
▪ Job Readiness	50	Each month recruit residents for job readiness programs, job training programs and job placement via Section 3 program.	Recruitment at all developments. Training classes will be at designated sites i.e. Pecan Grove, C.J Peete, Fischer Senior Village, LA Tech and Bridge Partner locations. HANO will provide bus tokens and gas stipends to participants.	Both
▪ Job placement	100			
▪ MOUS Computer Training	12 per session			
<b>Case Management Services</b>	1000	Hurricane Katrina affected residents	Odyssey House Louisiana, Inc	Both
<b>Domestic Violence Prevention/Intervention</b>	100	Open to all	Workshops held at various development sites, referrals made to counseling programs	Both
<b>Educational Services</b>				
▪ LEAP Remediation	200	PHA youth attending after school tutorial programs in developments.  First 25 PHA residents 18 yrs. and older per development.	Recruitment at all developments.  Trainings are held on site, where space is available and at partner locations.	Both
▪ ACT/SAT Prep.	25			
▪ GED Prep.	25			
<b>Summer Activities</b>				
▪ Camps	350	First come, first served basis.	Recruitment at all developments.	Both
▪ Summer Employment	100			
▪ Skills Training	20			
<b>Business Development</b>				
▪ Entrepreneurial Training	10	Specific Criteria	Recruitment at all developments.  Classes coordinated by HRLC and partners.	Both
▪ Resident –owned Businesses	5			
<b>Recreational Services</b>				
▪ Karate	50	First come, first served basis.	Recruitment at all developments	Both
▪ Dance	100			
▪ Athletics	150			
<b>Support Services</b>				
▪ Good Housekeeping	375	Specific Criteria	All developments	Both
▪ Poor Rent Payers				
▪ Money Management				

**(2) Family Self Sufficiency program/s**

a. Participation Description

<b>Family Self Sufficiency (FSS) Participation</b>		
<b>Program</b>	<b>Required Number of Participants (start of FY 2009 Estimate)</b>	<b>Actual Number of Participants (As of: 01/05/08)</b>
Public Housing	80	NA
Section 8	584	75

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

**C. Welfare Benefit Reductions**

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply)
- Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
  - Informing residents of new policy on admission and reexamination
  - Actively notifying residents of new policy at times in addition to admission and reexamination.
  - Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
  - Establishing a protocol for exchange of information with all appropriate TANF agencies
  - Other: (list below)

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

*See Attachment F*

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

[24 CFR Part 903.7 9 (m)]

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

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

1. Describe the need for measures to ensure the safety of public housing residents

(select all that apply)

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

2. What information or data did the PHA used 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)]

*See Attachment G*

## **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? 4
5.  Yes  No: Have responses to any unresolved findings been submitted to HUD?  
If not, when are they due (state below)?

Because we are completing audits for FY 2005, 2006, and 2007 simultaneously, we have communicated with the local field office that we will prepare and deliver a comprehensive corrective action plan with the FY 2007 audit.

## **17. PHA Asset Management**

[24 CFR Part 903.7 9 (q)]

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

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

Implementation of asset management conversion activities consistent with HUD regulations.

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

## **18. Other Information**

[24 CFR Part 903.7 9 (r)]

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

1.  Yes  No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?
2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)
- Attached at Attachment (File name) (la001j01)
- 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.)
3. Description of Resident Election Process  
*Note: HANO is currently under HUD Receivership and does not have a traditional Governing Board in place.*
- a. Nomination of candidates for place on the ballot: (select all that apply)
- Candidates were nominated by resident and assisted family organizations
- Candidates could be nominated by any adult recipient of PHA assistance

- Self-nomination: Candidates registered with the PHA and requested a place on ballot
- Other: (describe)

b. Eligible candidates: (select one)

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

c. Eligible voters: (select all that apply)

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

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

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

1. Consolidated Plan jurisdiction: (*The City of New Orleans*)
2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)
  - The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.
  - The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
  - The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
  - Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)
  - Other: (list below)
34. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

<b>City of New Orleans Consolidated Plan</b>	<b>HANO's Agency Plan</b>
Promote more efficient and effective handling of the problems facing the residents of the City by merging the City's Office of Planning and Development with the City's Office of Recovery Management.	Working to develop and implement a progressive asset management strategy, HANO is currently converting its operations to meet the unique needs of each property and conform to new regulatory requirements.
Improve the access and quality and increase the availability of owner housing	Establish and maintains a number of partnerships with lenders, real estate agents, non-profit organizations, city housing agencies, inspectors, appraisers and other entities that are instrumental in assisting our public housing and Section 8 clients in reaching their goal of homeownership.
Increase the quality and supply and access to affordable rental housing	Increase the number of affordable housing units. Addressing the recovery and redevelopment of it conventional and scattered sites by developing site – based plans to provide well-managed, well-maintained, high-quality housing for low-income families.
Promote one stop shop for acquiring blighted and adjudicated property.	Utilize HANO's surplus Scattered Site properties for redevelopment of low-income housing.
Increase the independence of elderly individuals and persons with disabilities by developing and enhancing appropriate supportive housing and assisted-care alternative programs.	Target available assistance to the elderly. Target available assistance to families with disabilities. Seek designation of public housing for the elderly. Affirmatively market to local non-profit agencies that assist families with disabilities.
Strengthen and expand opportunities for positive youth development for adolescents.	Implement HANO Community Service and Self-Sufficiency Programs.
Strengthen and enhance the age appropriate education and skill levels of residents so they can participate fully in the City's resurgent economy.	Increase the number and percentage of employed persons in assisted families. Provide or attract supportive services to improve employability.
Obtain community-wide commitment to the 10 year plan - by 2015 to end homelessness and to create permanent supportive housing units designed to accommodate the chronically homeless using a "Housing First" approach.	Continue collaboration with the City of New Orleans, Unity for the Homeless, and other service providers in developing a community-driven 10-year plan to end chronic homelessness.

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

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

## **19. DEFINITION OF "SUBSTANTIAL DEVIATION" AND "SIGNIFICANT AMENDMENT OR MODIFICATION"**

The Housing Authority of New Orleans will use the guidance provided by HUD in Notice 99-51 to define the terms “substantial deviation” and “significant amendment or modification” to determine when the approved Agency Plan will be required to undergo the detailed modification process outlined by HUD. The criteria for such modification will include the following:

- Changes to Public Housing Admissions and Occupancy Policies or organization of the Public Housing waiting list other than those items already identified in the current revised version of the Admissions and Occupancy Policy.
- Additions or subtractions of a non-emergency work item that is \$2.5 million or more and which is not included in the annual or five-year plan under the Capital Fund.
- Any changes with regard to demolition or disposition, designation, homeownership program or conversion activities not currently identified in the plan or otherwise approved by HUD.

Changes under the above definitions, required as the result of HUD regulatory requirements will not be considered significant amendments.

Changes under the above definitions which are funded by any source other than federal funds will not require amendment or modification to the Agency Plan.

## **Attachments**

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



**ATTACHMENT A**

**(6) Deconcentration and Income Mixing (2005 Analysis)**

- a.  Yes  No: Does the PHA have any general occupancy (family) public housing developments covered by the deconcentration rule? If no, this section is complete. If yes, continue to the next question.
- b.  Yes  No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments? If no, this section is complete.

If yes, list these developments as follows:

<b>Deconcentration Policy for Covered Developments</b>			
<b>Development Name:</b>	<b>*Number of Units</b>	<b>Explanation (if any) [see step 4 at §903.2(c)(1)(iv)]</b>	<b>Deconcentration policy (if no explanation) [see step 5 at §903.2(c)(1)(v)]</b>
Iberville	602		<p>As a part of HANO's goal to accomplish its deconcentration efforts at Iberville, which fell below the Agency's Established Income Range, (EIR), HANO plans to implement the following Plan of Action:</p> <ul style="list-style-type: none"> <li>• Implement a work preference for all new admissions and enhance its Self-Sufficiency program.</li> <li>• Select families on the waiting list to bring families above the established income range into communities below the established income range or to bring families below the established income range into communities above the established income range.</li> <li>• Monitor income levels quarterly to determine if Iberville falls within the EIR and to gauge the impact of the deconcentration policy.</li> </ul>

River Garden	115	HANO acknowledges that its Signature Communities, which include River Garden, are mixed-income and/or mixed-finance developments that encompass policies intended to promote income mixing in public housing and increase incomes of public housing residents. As such, the incomes of public housing tenants may fall outside the Established Income Range.	
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\*Represents number of "occupied" units.

# Annual Statement/Performance and Evaluation Report

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

PHA Name: <b>Housing Authority of New Orleans</b>	Grant Type and Number Capital Fund Program Grant No: LA48P001501-08 Replacement Housing Factor Grant No:	Federal FY of Grant: <b>2008</b>
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Original Annual Statement   
  Reserve for Disasters/ Emergencies   
 Revised Annual Statement (revision no:   )   
  Final Performance and Evaluation Report  
 Performance and Evaluation Report for Period Ending:

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	3,290,063	-	-	-
3	1408 Management Improvements Soft Costs	3,290,063	-	-	-
	Management Improvements Hard Costs	-	-	-	-
4	1410 Administration	1,550,226	-	-	-
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	1,000,000	-	-	-
8	1440 Site Acquisition	100,000	-	-	-
9	1450 Site Improvement	500,000	-	-	-
10	1460 Dwelling Structures	4,550,159	-	-	-
11	1465.1 Dwelling Equipment—Nonexpendable	50,000	-	-	-
12	1470 Nondwelling Structures	250,000	-	-	-
13	1475 Nondwelling Equipment	25,000	-	-	-
14	1485 Demolition	500,000	-	-	-
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	250,000	-	-	-
18	1499 Development Activities	905,193	-	-	-
19	1501 Collateralization or Debt Service	-	-	-	-
20	1502 Contingency	-	-	-	-
	Amount of Annual Grant: (sum of lines 2 to 19.)	16,260,704	-	-	-
	Amount of line related to LBP Activities	-	-	-	-
	Amount of line related to Section 504 compliance	-	-	-	-
	Amount of line related to Security --Soft Costs	-	-	-	-
	Amount of line related to Security-- Hard Costs	-	-	-	-
	Amount of line related to Energy Conservation Measures	-	-	-	-
	Collateralization Expenses or Debt Service	-	-	-	-

Signature of Executive Director and Date	Signature of Field Office Manager (or Regional Administrator in co-located office) and Date
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# Annual Statement/Performance and Evaluation Report

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

### Part II: Supporting Pages

PHA Name: <b>Housing Authority of New Orleans</b>		Grant Type and Number Capital Fund Program Grant No: LA48P001501-08 Replacement Housing Factor Grant No:			Federal FY of Grant: <b>2008</b>			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Obligated	Expended	
HANO-WIDE	Operations	1406		3,290,063				
HANO-WIDE	Management Improvement	1408		3,290,063				
Administration	Administrations	1410		1,550,226				
HANO-WIDE	Fees & Costs	1430		1,000,000				
HANO-WIDE	Site Acquisition	1440		100,000				
HANO-WIDE	Site Improvement	1450		500,000				
Iberville	Repair/Rehab units	1460		1,700,000				
BW Cooper	Repair/Rehab units	1460		50,000				
Guste	Repair/Rehab units	1460		375,159				
Fischer	Repair/Rehab units	1460		125,000				
Fischer Sr. Village	Repair/Rehab units	1460		50,000				
Florida	Repair/Rehab units	1460		1,200,000				
Scattered Sites	Repair/Rehab units	1460		1,050,000				
HANO-WIDE	Dwelling Equipment - Nonexpendable	1465.1		50,000				
Pecan Grove	Community Center	1470		50,000				
Fischer	Community Center	1470		50,000				
CJ Peete	Community Center	1470		50,000				
Christopher Park	Community Center	1470		50,000				
Lafitte	Community Center	1470		50,000				
HANO-WIDE	Nondwelling Equipment	1475		25,000				
HANO-WIDE	Demolition	1485		500,000				
HANO-WIDE	Relocation Costs	1495.1		250,000				
HANO-WIDE	Development Activities	1499		905,193				



# Annual Statement/Performance and Evaluation Report

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

PHA Name: <b>Housing Authority of New Orleans</b>	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: LA48R001501 1st Increment	Federal FY of Grant: <b>2008</b>
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Original Annual Statement      Res  e for Disasters/ Emergencies      Revised Annual Statement (revision no: )  
 Performance and Evaluation Report for Period Ending:       Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	-	-	-	-
3	1408 Management Improvements Soft Costs	-	-	-	-
	Management Improvements Hard Costs	-	-	-	-
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	1499 Development Activities	-	-	-	-
19	1501 Collateralization or Debt Service	2,047,294	-	-	-
20	1502 Contingency	-	-	-	-
	Amount of Annual Grant: (sum of lines 2 to 19.)	2,047,294	-	-	-
	Amount of line related to LBP Activities	-	-	-	-
	Amount of line related to Section 504 compliance	-	-	-	-
	Amount of line related to Security --Soft Costs	-	-	-	-
	Amount of line related to Security-- Hard Costs	-	-	-	-
	Amount of line related to Energy Conservation Measures	-	-	-	-
	Collateralization Expenses or Debt Service	-	-	-	-

Signature of Executive Director and Date	Signature of Field Office Manager (or Regional Administrator in co-located office) and Date
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# Annual Statement/Performance and Evaluation Report

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

### Part II: Supporting Pages

PHA Name:		Grant Type and Number			Federal FY of Grant:			
Housing Authority of New Orleans		Capital Fund Program Grant No: Replacement Housing Factor Grant No: LA48R001501 1st Increment			2008			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Obligated	Expended	
	Operations	1406						
	Management Improvement	1408						
	Administrations	1410						
	Fees & Costs	1430						
	Site Acquisition	1440						
	Site Improvement	1450						
	Dwelling Structures	1460						
	Dwelling Equipment - Nonexpendable	1465.1						
	Nondwelling Structures	1470						
	Nondwelling Equipment	1475						
	Demolition	1485						
	Replacement Reserve	1490						
	Relocation Costs	1495.1						
HANO-WIDE	Development Activities	1499						
HANO-WIDE	Debt Service	1501			2,047,294			
HANO-WIDE	Contingency	1502						



# Annual Statement/Performance and Evaluation Report

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

PHA Name: <b>Housing Authority of New Orleans</b>	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: LA48R001502 -08	Federal FY of Grant:  2008
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Original Annual Statement   
  Reserve for Disasters/ Emergencies   
 Revised Annual Statement (revision no: )   
  Final Performance and Evaluation Report  
 Performance and Evaluation Report for Period Ending:

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	-	-	-	-
3	1408 Management Improvements Soft Costs	-	-	-	-
	Management Improvements Hard Costs	-	-	-	-
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	1499 Development Activities	8,128,932	-	-	-
19	1501 Collateralization or Debt Service	878,586	-	-	-
20	1502 Contingency	-	-	-	-
	Amount of Annual Grant: (sum of lines 2 to 19.)	9,007,518	-	-	-
	Amount of line related to LBP Activities	-	-	-	-
	Amount of line related to Section 504 compliance	-	-	-	-
	Amount of line related to Security --Soft Costs	-	-	-	-
	Amount of line related to Security-- Hard Costs	-	-	-	-
	Amount of line related to Energy Conservation Measures	-	-	-	-
	Collateralization Expenses or Debt Service	-	-	-	-

Signature of Executive Director and Date

Signature of Field Office Manager (or Regional Administrator in co-located office) and Date

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

PHA Name: <b>Housing Authority of New Orleans</b>		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: LA48R001502 -08			Federal FY of Grant: <b>2008</b>			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Obligated	Expended	
	Operations	1406						
	Management Improvement	1408						
	Administrations	1410						
	Fees & Costs	1430						
	Site Acquisition	1440						
	Site Improvement	1450						
	Dwelling Structures	1460						
	Dwelling Equipment - Nonexpendable	1465.1						
	Nondwelling Structures	1470						
	Nondwelling Equipment	1475						
	Demolition/Revitalization	1485						
	Replacement Reserve	1490						
	Relocation Costs	1495.1						
HANO-WIDE	Development Activities	1499		8,128,932				
HANO-WIDE	Debt Service	1501		878,586				
HANO-WIDE	Contingency	1502						



HOUSING AUTHORITY OF NEW ORLEANS  
PUBLIC HOUSING OPERATING BUDGET FOR FISCAL YEAR 2008

ACCOUNT TITLE	2008 OPERATING BUDGET
<b>INCOME</b>	
Dwelling Rental	1,594,528
Interest Income	2,000,000
Other Grant Allocation	3,256,801
Current Year Operating Subsidy	16,473,920
<b>TOTAL INCOME</b>	<b>23,325,249</b>
<b>ADMINISTRATIVE EXPENSE</b>	
Administrative Salaries	5,674,224
<b>Total Administrative Salaries</b>	<b>5,674,224</b>
Employee Benefits Contribution - Admin	2,553,384
Auditing Fees	164,000
Legal - Outside Attorneys	1,738,940
Staff Training	113,480
Travel	189,280
Accounting Fees	6,900
Office Rents	7,000
Office Supplies	122,228
Telephones	
Cellular - Telephones	48,312
Freight & Postage	134,483
Advertising	67,700
Subscriptions & Publications	37,783
Office Equipment Maintenance & Usage	234,264
Soft Ware Maintenance Fees	48,135
Membership Dues & Fees	89,593
Armored Car Services	
Office Consultants	1,415,000
Records Management	30,578
Collection Agent & Court Fees	222,657
Fiscal Agent Fees	
Expend Equip Office	57,760
Temporary Help	4,000
Printing & Reproduction	72,200
Sundry - Other	27,265
Internet Access	15,287
Professional Services Fees	8,881,123
Construction Management Fees	
Awards Recognition Expense	54,325
Other Operating Administrative	13,782,293
<b>Total Administrative Expenses</b>	<b>22,009,901</b>
<b>RESIDENT SERVICES EXPENSES</b>	
Resident Serviced - Administrative Expense	835,272
<b>Total Resident Services</b>	<b>835,272</b>

HOUSING AUTHORITY OF NEW ORLEANS  
PUBLIC HOUSING OPERATING BUDGET FOR FISCAL YEAR 2008

ACCOUNT TITLE	2008 OPERATING BUDGET
<b>UTILITIES</b>	
Water (including Sewer Charges)	1,001,093
Electricity	2,167,031
Gas	-
Other	-
Total Utility Expense	3,168,124
<b>ORDINARY MAINTENANCE &amp; OPERATIONS</b>	
Labor - Reg	3,629,033
Labor - O.T.	89,594
Total Maintenance Labor	3,718,627
Materials- Gen Labor	549,636
Maintenance Uniforms	47,285
Materials Painting	43,200
Materials Masonry	-
Materials Grounds	22,000
Materials Carpentry	3,900
Materials Electrical	67,830
Materials Plumbing	103,710
Materials - Automotive	2,000
Materials Tools	12,460
Total Materials	852,021
Contract Costs - General Maint	143,396
Contract Costs - Automotive Repairs	223,756
Contract Costs - Lock & Key Repairs	3,000
Contract Costs - Electrical	3,000
Contract Costs - Equipment Repairs & Rental	17,292
Contract Costs - A/C & Heating	25,200
Contract Costs - Elevator Maintenance	38,960
Contract Costs - Fire & Alarm Services	20,040
Contract Costs - Licenses & Permits	4,900
Contract Costs - Garbage Truck Repairs	15,000
	5,000
	14,800
Contract Costs - Fencing & Board-Ups	552,310
Contract Costs - Grounds/Grass Cutting	320,652
Contract costs - Garbage Collection	131,200
Contract Costs - Tree Removal	127,056
Contract Costs - Janitorial Services	39,960
Contract Costs - Exterminating	17,140
Contract Costs - Tenant Worktask	-
Total Contract Costs	1,702,662
Employee Benefits Contribution	1,611,597
Total Ordinary Maintenance & Operation	7,884,907
<b>PROTECTIVE SERVICES</b>	
Labor - O T	90,504
Contract Costs	588,942
Materials	22,762
Total Protected Services	702,208

HOUSING AUTHORITY OF NEW ORLEANS  
PUBLIC HOUSING OPERATING BUDGET FOR FISCAL YEAR 2008

ACCOUNT TITLE	2008 OPERATING BUDGET
<b>GENERAL INSURANCE</b>	
Auto Liability	-
Special Initiatives	-
Total General Expenses	-
<b>TOTAL ROUTINE EXPENDITURES</b>	-
Total Routine Operating Expenses	34,600,412
Excess Operating Revenue over Operating Expenses	(11,275,163)
<b>ALLOCATED OVERHEAD EXPENSES</b>	
Allocated Overhead	-
Total Allocated Overhead	-
<b>CAPITAL EXPENDITURES</b>	
Total Capital Expenditures	-
<b>RESIDUAL RECEIPT OR DEFICIT</b>	
Total Expenditures	(11,275,163)
Operating Deficit Public Housing Reserves	11,275,163
Total	-

HOUSING AUTHORITY OF NEW ORLEANS  
SECTION 8 OPERATING BUDGET FOR FISCAL YEAR 2008

ACCOUNT TITLE	2008 SECTION 8 BUDGET
<b>INCOME</b>	
Dwelling Rental	
Interest Income	
Other Grant Allocation	
Current Year Operating Subsidy	6,496,841
<b>TOTAL INCOME</b>	<b>6,496,841</b>
<b>ADMINISTRATIVE EXPENSE</b>	
Administrative Salaries	2,189,230
<b>Total Administrative Salaries</b>	
	<b>2,189,230</b>
Employee Benefits Contribution - Admin	985,140
Auditing Fees	40,000
Legal - Outside Attorneys	30,000
Staff Training	25,000
Travel	30,000
Accounting Fees	200,000
Office Rents	70,000
Office Supplies	
Telephones	
Cellular - Telephones	30,000
Freight & Postage	30,000
Advertising	15,000
Subscriptions & Publications	2,000
Office Equipment Maintenance & Usage	25,000
Soft Ware Maintenance Fees	
Membership Dues & Fees	
Armored Car Services	
Office Consultants	
Records Management	
Collection Agent & Court Fees	
Fiscal Agent Fees	
Expend Equip Office	20,000
Temporary Help	16,000
Printing & Reproduction	
Sundry - Other	
Internet Access	
Professional Services Fees	700,000
Construction Management Fees	
Awards Recognition Expense	
Other Operating Administrative	1,233,000
<b>Total Administrative Expenses</b>	<b>4,407,370</b>
<b>RESIDENT SERVICES EXPENSES</b>	
Resident Serviced - Administrative Expense	0
<b>Total Resident Services</b>	<b>0</b>

HOUSING AUTHORITY OF NEW ORLEANS  
SECTION 8 OPERATING BUDGET FOR FISCAL YEAR 2008

ACCOUNT TITLE	2008 SECTION 8 BUDGET
<b>UTILITIES</b>	
Water (Including Sewer Charges)	
Electricity	
Gas	
Other	
<b>Total Utility Expense</b>	
<b>ORDINARY MAINTENANCE &amp; OPERATIONS</b>	
Labor - Reg	
Labor - O.T.	
<b>Total Maintenance Labor</b>	
Materials- Gan Labor	
Maintenance Uniforms	
Materials Painting	
Materials Masonry	
Materials Grounds	
Materials Carpentry	
Materials Electrical	
Materials Plumbing	
Materials Tools	
<b>Total Materials</b>	
Contract Costs - General Maint	
Contract Costs - Automotive Repairs	
Contract Costs - Lock & Key Repairs	
Contract Costs - Equipment Repairs & Rental	
Contract Costs - A/C & Heating	
Contract Costs - Elevator Maintenance	
Contract Costs - Fire & Alarm Services	
Contract Costs - Licenses & Permits	
Contract Costs - Garbage Truck Repairs	
Contract Costs - Fencing & Board-Ups	
Contract Costs - Grounds/Grass Cutting	
Contract costs - Garbage Collection	
Contract Costs - Tree Removal	
Contract Costs - Janitorial Services	
Contract Costs - Exterminating	
Contract Costs - Tenant Worktask	
<b>Total Contract Costs</b>	10,000
Employee Benefits Contribution	
<b>Total Ordinary Maintenance &amp; Operation</b>	10,000
<b>PROTECTIVE SERVICES</b>	
Contract Costs	
Materials	
<b>Total Protected Services</b>	

HOUSING AUTHORITY OF NEW ORLEANS  
SECTION 8 OPERATING BUDGET FOR FISCAL YEAR 2008

ACCOUNT TITLE	2008 SECTION 8 BUDGET
<b>GENERAL INSURANCE</b>	
Auto Liability	15,000
Special Initiatives	945,000
<b>Total General Expenses</b>	<b>960,000</b>
<b>TOTAL ROUTINE EXPENDITURES</b>	<b>5,377,370</b>
Total Routine Operating Expenses	
Excess Operating Revenue over Operating Expenses	
<b>ALLOCATED OVERHEAD EXPENSES</b>	
Allocated Overhead	652,500
Total Allocated Overhead	
<b>CAPITAL EXPENDITURES</b>	
Total Capital Expenditures	53,500
<b>RESIDUAL RECEIPT OR DEFICIT</b>	
Total Expenditures	6,083,370
Operating Deficit/SURPLUS	413,471
<b>Total</b>	

## **MEMBERSHIP OF THE RESIDENT ADVISORY BOARD**

**Dianne Conerly  
Constance Haynes  
Barbara Jackson  
Helen Lang  
Yvonne Marrero  
Jocqueline Marshall  
Kathleen Matthews  
Naomi Minor  
Emelda Paul  
Kim Piper  
Paula Taylor  
Cynthia Warner  
Cynthia Wiggins  
Cantrese Wilson**

**Florida  
Fischer  
St. Thomas  
Section 8  
B.W. Cooper RMC  
C.J. Peete  
Desire  
St. Bernard (LA 1-8)  
Lafitte  
Iberville  
Imperial Dr.  
Scattered Sites  
Guste RMC  
St. Bernard (LA 1-13)**

## **Resident Membership of the PHA Governing Board**

HANO is currently under HUD Administrative Receivership. For this reason, HANO does not have a traditional local governance structure in place at this time.

## Community Service Description of Implementation

The Housing Authority of New Orleans, in accordance with the provisions of section 512 of the Quality Housing and Work act of 1998, has established a Community Services Program administered by the Agency's Client Services Department. The Client Services Department staff identified and contacted potential service provider agencies and organizations soliciting their participation in the program. HANO staff organized an informational luncheon to introduce provider organizations to the program concept, disseminate information packets and Memorandum of Understanding to be signed between organizations and HANO.

Notification letters were sent to all HANO residents, who under our initial assessment, were required to participate in the Community Service Program. Orientation meetings were set up at each HANO site.

Residents were given informational packets, which included a list of the participating service providers, training programs (e.g. GED, Job 1, etc.). They also signed an Agreement of Participation of at each of these orientations. Each resident is responsible for contacting the organizations of interest to them and arranging an initial interview. Upon acceptance from the organization, residents must comply with the organization's policies and procedures. At the end of each month the organization provides the resident with a verification form to submit to the HANO Management office at the time of rent payment. HANO's Management office then forwards these forms to the Client Services Department and the information is subsequently logged into the database.

Upon annual re-evaluation, the Community Services hours completed by the resident are totaled and provide verification that the requirement has been completed.

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

[24 CFR Part 903.7 9 (n)]

### **HANO's PET POLICY – GENERAL OCCUPANCY**

#### **GENERAL**

The Housing Authority of New Orleans and its Agents shall permit residents to maintain pets in their dwelling units in accordance with the following policy. Residents must comply with all federal, state and local laws pertaining to the possession of animals as well as the provisions of this policy. This policy shall be enforced by the Site Manager and failure to comply with these requirements shall be deemed grounds for termination of the Residential Lease Agreement between the Resident, HANO or its Agents and such other actions as provided for in state and local laws. Assistance animals that are needed as a reasonable accommodation for persons with disabilities are not considered pets, and thus are not subject to Pet policy. Agents of Signature policies may have distinct guidelines set forth in their Pet-Policy that may vary from HANO's policy.

#### **Possession of Pets**

The possession of pets in a Housing Authority of New Orleans dwelling unit is limited as follows:

- ◆ Pets shall be limited to companion animals which are defined as domestic household pets such as dogs, cats, small caged birds, guinea pigs, gerbils, hamsters, rabbits and fish. Reptiles, exotic animals and birds of prey are not considered household pets.
- ◆ Only one pet may be kept in any one dwelling unit. If current residents possess more than one pet prior to the adoption of this policy, they may continue ownership of those pets, but under no circumstance will any resident be permitted to maintain more than two pets in any one dwelling unit. Once a second pet leaves the household, it may not be replaced with another pet. At that time, the household must comply with the limitation of only one pet per household. The head of the household is responsible for any pet in the unit regardless of the actual pet owner.
- ◆ No wild or exotic animal may be kept as a pet at any time. This means any monkey (or other non-human primate), raccoon, skunk, wolf, squirrel, fox, leopard, panther, tiger, lion, lynx, or any other warm blooded animal, poisonous or constricting snake or tarantula which can normally be found in the wild, or any member of crocodilian, including but not limited to alligators, crocodiles, caimans or gavials.
- ◆ No aggressive or vicious animal may be kept as a pet at any time. Vicious animal means any animal that by virtue of its size, temperament, natural environment or present circumstances is capable of threatening the safety of a living being or one that may be prone to extreme fierceness, unrestrained violence or brutality.

Aggressive animal means any animal, which will commit an unprovoked attack or threat. An animal shall be determined as threatening if any of the following occurs: it bites a person or another domestic animal; chases or approaches a person in a public area in a menacing fashion; or it injures any person authorized to enter the owner's premises, including Housing Authority and its Agent's personnel.

- ◆ The mature size of newly acquired pets shall be limited to the following: cats shall not exceed 18 pounds; adult dogs shall not exceed 30 pounds; a maximum of two birds; and in the case of fish, no more than one aquarium with a 20 gallon capacity. However, the size of a dog is not directly related to approval as a resident owned pet. Each animal will be taken into consideration based on its individual merit.

### **Initial and Annual Requirements**

Residents must complete a pet application prior to initial possession of a pet. Each year thereafter, at the time of the annual re-examination of income, residents must register with the Site Manager of their community, all pets governed by this policy. The Housing Authority of New Orleans will grant written approval for the pet to be maintained in the dwelling unit based upon compliance with all provisions of this policy. Additional requirements as follows must be met to receive approval for a pet to be maintained in the dwelling unit.

- ◆ A pet registration fee of \$25.00 (this is in addition to the Security Deposit) must be paid upon submission of the pet application. This fee is non-refundable and will not be returned to the resident under any condition.
- ◆ A pet deposit of \$250.00 will be required and must be paid as follows at time of application. The deposit will be placed in a escrow account and the agency will refund the unused portion of the deposit, plus any accrued interest, to the resident if there are no damages to the housing authorities property, the resident moves, or if the resident no longer owns or has a pet present in the resident's dwelling unit.
- ◆ Residents shall provide management a color photo of the pet(s) listed on the pet application and the name and address of the pet's veterinarian.
- ◆ Residents must submit proof that pets have been vaccinated by a licensed veterinarian with anti-rabies vaccine with the initial pet application and each year at the time of pet registration.
- ◆ Residents must provide copies of the annual municipal license number for pets at the time of initial application and annual registration.
- ◆ Every pet must wear a tag evidencing the municipal license number and the owner's name, address and telephone number. This tag must be attached to a collar or harness of the pet at all times while on HANO or its Agent's property.
- ◆ Female dogs and cats over six months old must be spayed and males over six months old must be neutered. If for any reason this procedure would be detrimental to the animal's health; residents must submit a letter from a licensed veterinarian stating the medical reasons why such action would be harmful to the pet. Proof of these procedures shall be submitted at the time of initial application

or prior to the first year registration, if the pet is too young for the procedure at the time of initial application.

### **Pet Rules**

Once an application for possession of a pet has been approved, residents must comply with the following rules at all times in order to maintain the pet.

- ◆ While outside the dwelling unit, all dogs must be confined within an enclosure or kept on a secured leash in accordance with the City of New Orleans Ordinance 18-14 and 7-12. The animal must be accompanied by a person who is able to control it.
- ◆ Pets are not permitted on balconies, in management offices, community buildings, maintenance areas or other areas of the community dedicated for special purposes.
- ◆ Pets must be walked within the “pet walking areas” if such areas have been designated at the site where the pet owner resides. If such areas have not been designated by management, then the owner of every pet is responsible for picking up the waste (feces) left by the pet on community property and disposing of it in a proper receptacle.
- ◆ No pet may make excessive noise, which disturbs the peaceful enjoyment of the premises by other residents.
- ◆ Residents must furnish the name, address and phone number of the person(s) responsible for the care of the pet in case of an emergency.
- ◆ All places where animals are kept (kennels, pens, cages, and general dwelling space) must be kept clean and wholesome by removal of all odors, urine and other offensive matters and by suitable cleansing as often as may be necessary.
- ◆ Cruelty to animals is strictly prohibited and any person committing such crime shall immediately be reported to Louisiana Society for the Prevention of Cruelty to Animals, the City of New Orleans Department of Health and/or the New Orleans Police Department. Cruelty of animals means the intentional or negligent mistreatment of any animal by any act or omission whereby pain, suffering or death is caused to such animal.
- ◆ In accordance with the City of New Orleans Ordinance 18-17, no resident shall hold, operate, sponsor or in any way further a contest that pits animals against each other. The training of any animal to act in a vicious or ferocious manner is strictly prohibited. Residents shall not cause an animal to engage in any unnatural behavior, to wrestle or fight, to be physically or mentally harassed or encourage any animal to perform through the use of any chemical, mechanical, electrical or manual devices that will cause injury or suffering to the animal.
- ◆ Residents may temporarily care for a pet in their designated dwelling unit provided that they are in compliance with the rules set forth herein and they have

notified the manager if a pet is to be in a unit for a period longer than 30 days. An application must be completed and all other provisions of this policy shall apply.

- ◆ Pets shall not be allowed on the premises by visitors or other persons not listed on the Residential Lease Agreement. Such animals shall be considered trespassing and action will be taken to remove these animals from HANO property.

### **Assistance and Remedies**

This policy constitutes a provision of the Residential Lease Agreement (“Lease”) as if fully incorporated into such agreement. At the time of signing the Lease, residents shall be provided with a copy of this policy and required to sign an acknowledgement contained in the Lease that such policy was received. Assistance will be provided for any residents with special needs as stipulated in the Housing Authority of New Orleans Admissions and Occupancy Policy.

When a pet application is approved by management, the resident will be required to execute a pet owner’s lease agreement. This agreement will outline the obligations of HANO and the pet owner (resident). Said agreement shall be considered a “rider” to the existing Residential Lease Agreement.

Violations of this policy shall be handled in accordance with the provisions of the Residential Lease Agreement. Residents shall be entitled to all remedies permitted under federal, state and local law, including but not limited to utilization of the Grievance Policy and Procedures.

Every effort will be made to assist residents with the maintenance of pets in accordance with this policy including referral to the Louisiana Society for Prevention of Cruelty to Animals who may provide assistance with the cost of required vaccinations and licensing.

If you wish to report any neglect or cruelty to animals or animal fighting you should contact the SPCA office. The Louisiana SPCA is located at 1700 Mardi Gras Blvd, New Orleans, LA. 70114, (504) 368-5191.

## **Section 8 Homeownership Capacity Statement**

The Housing Authority of New Orleans (HANO) has created a Section 8 Homeownership Program allowing Section 8 families to convert their rental voucher to a homeownership voucher.

As provided in the final rule at 982.625, a public housing agency must demonstrate its capacity to administer the program. HANO meets this requirement by establishing a Homeownership Center that assists Section 8 families interested in homeownership. HANO's Homeownership Center offers an array of services to interested residents. The Center provides direct and referral technical assistance to families through the entire homebuying process, from the completion of an application to loan closing.

The Center completes intake applications on interested residents and then refers them to homebuyer education and financial fitness training to make them mortgage eligible for the Section 8 Homeownership Option. Once homebuyer and financial education classes are completed, applicants are referred to one of HANO's approved lenders for a mortgage loan and to a real estate professional for assistance with selecting a home and the Act of Sale. Furthermore, HANO has created minimum underwriting criteria that require a minimum down payment of 3% with at least 1% of the down payment coming from the family's resources. HANO's Section 8 Homeownership Mortgages must be insured or guaranteed by the state or Federal government, comply with secondary mortgage underwriting requirements, and comply with generally accepted private sector underwriting standards.

HANO also offers direct and referral post-closing counseling and other assistance to families that become homeowners.

## **HANO Section 8 Homeownership Program** **Eligibility Criteria**

### **HUD Requirements include, but are not limited to:**

- Adult family members who will own the home at commencement of assistance must have a minimum annual income of \$11,700 (federal minimum wage multiplied by 2000 hours of annual full-time work)
  - minimum income must come from sources other than welfare assistance
  - modified income requirements for elderly and disabled families
- Full time employment for one or more adult family members who will own home at the commencement of homeownership assistance (exemption for disabled and elderly)
  - One or more adult members must have been continuously so employed for at least one year before commencement of homeownership assistance for the family
- Family must meet the general requirements for the Section 8 tenant-based voucher program and additional requirements for homeownership assistance
- Family member has not received previous Section 8 homeownership assistance within the last three years
- Family has not defaulted on a mortgage securing debt to purchase the home
- Eligible family must satisfactorily complete a pre-assistance homeownership and housing counseling program
- Family must be a first time homebuyer. (Family may not include a member with title to a principal residence in the three years prior to homeownership assistance)
- Family must satisfactorily complete their Homeownership Plan, as developed by the Homeownership Center and/or a certified housing counseling agency, prior to closing

**RECOMMENDATIONS MADE BY THE QHWRA RESIDENT ADVISORY BOARD**

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	When will the waiting list go into effect?	HANO is currently taking steps to purge its pre-Katrina waiting list and should be in a position to open the wait list by October or November 2008.
May 7, 2008	Who came up with the decision to implement asset management? Were there any leaders from the community sitting at that table with HANO at the time?	All housing authorities are required by HUD regulations to transition to asset management. Housing authorities nationwide are converting to the new asset management model.
May 7, 2008	Can an applicant limited to only one site based waiting list or is it possible to be on several different waiting lists?	Under HANO's revised Admissions and Occupancy Policy, an applicant can request to be placed on as many site based waiting lists as desired. As units become available, the applicant will be contacted by the site instead of the central office, as was our procedure in the past.
May 7, 2008	Previously there were some protections in place, since applicants were assigned a number on the waiting list. What happens now?	Similar measures are still in place, under HANO's Admissions and Occupancy Policy. An individual may be on several waiting lists and a ranking will be assigned based on the time, and date of the application for the individual sites.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	How will HANO address the sites that fall outside of the range under the deconcentration analysis?	Two developments (Iberville and River Garden) fell outside of the established income range (EIR) under the HANO deconcentration analysis conducted in April 2008. At Iberville, which fell below EIR, HANO's primary strategy will be to enhance resident self-sufficiency programs and to implement a work preference for all new admissions. HANO's mixed-income and/or mixed-finance developments, such as River Garden, encompass policies designed to promote income mixing and increase incomes of public housing residents. Thus, the incomes of public housing tenants at such sites are likely to fall outside of the EIR.
May 7, 2008	At Guste, more than a hundred units will be available within the next two months. It is our understanding that these units cannot be leased until all of those families that were previously living in public housing have been offered the right to return to any available site. How is HANO addressing this, and when can the RMC begin leasing those units?	As a chief priority, HANO is still working to provide relocation and housing assistance to its pre-Katrina families. We are also in the process of purging the waiting list so that the Agency will be in a position to re-open the lists when circumstances dictate. Ongoing occupancy monitoring is occurring and notification will be provided with respect to the re-opening of individual site-based waiting lists.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	Do the pre-Katrina public housing residents have to re-apply to return to public housing?	Consistent with HUD Notice 2007-3, pre-Katrina residents do not have to reapply for housing. Those families maintain what is referred to as a priority wait list preference.
May 7, 2008	Some of the residents who lived at the tax credit properties before Katrina, are being denied the right to return back to those properties. How is this occurring if these families have right of first priority to return?	Tax credit properties are governed by IRS and other federal regulations. If a family fails to meet regulatory criteria to be rehoused, the property manager is required to notify HANO and then HANO works with the family to locate housing options at other developments.
May 7, 2008	Are the survey results on displaced residents who want to return available on a site-by-site basis.	The resident survey was conducted on all pre-Katrina public housing families by the University of Texas at Arlington (UTA). The survey findings were initially reported by UTA on an Agency-wide basis, however, HANO staff is currently analyzing the gross data to determine site specific results.
May 7, 2008	Is the pet deposit fee still \$200 under the policy revision?	After discussion with the resident leaders it was recommended that the pet deposit be increased to \$250 and that amount has incorporated into HANO's revised Pet Policy which goes into effect October 1, 2008.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	I understand that there is also a \$25 pet application fee. How will that \$25 be utilized?	Fees collected under the Pet Policy will go towards servicing the site. In converting to the asset management model, resident fees will be retained by the individual sites to support the operational and programmatic needs of each property.
May 7, 2008	Is there anything in this policy that states that if a pet attacks or bites a resident, that they have to give up possession of the dog or something to that effect?	Residents are fully responsible for pets in their possession. When a pet application is approved by management, the resident is required to execute a pet owner's lease agreement which outlines obligations and which is considered a "rider" to the existing residential lease.
May 7, 2008	HANO should consider requiring residents with dogs to carry insurance to minimize liability at the sites.	HANO is reviewing industry practices with respect to this matter and will take this recommendation under advisement.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	There are some public housing families that have household members that have also applied for Section 8. Is HANO treating these as split families?	Splitting families presents a resource and funding issue for the Housing Authority. On the public housing side, there are limited units available to serve families in need. With regard to Section 8, the latest voucher regulations simply give the Authority a funding allocation versus a finite number of vouchers; and HANO must assist as many families as possible within that single dollar amount. Although exceptions must sometimes be made to address special circumstances, generally, it is not financially feasible to offer more than one voucher (or public housing unit) to persons within a single household.
May 7, 2008	On the subject of admission preferences to income target, does HANO plan to exceed the Federal government requirement?	Federal regulations require that 75 percent of all new admissions to the voucher program have to be at or below 30 percent of the area median income. After Hurricane Katrina and until January 1, 2008, HANO's pre-disaster voucher participants were assisted under the disaster voucher program where income was not utilized. Post January 1, 2008, HANO is conducting annual reexaminations on all of clients to determine income. Although recertifications will not be completed on all families until the end of the year, HANO anticipates that it will meet the requirement as it relates to 75 percent of our population being at or below 30 percent of the median income.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	What happens if a client because of employment exceeds income limits and becomes ineligible for a voucher?	Under federal regulations, a client can remain under what is referred to as “zero HAP” for a period of six months. “Zero HAP” means that the Housing Authority is paying no subsidy on the client's behalf and those clients will, in fact, lose their voucher assistance. When conducting annual client reexaminations HANO’s housing counselors are identifying clients nearing the zero HAP thresholds. Those clients are being referred to our Homeownership Program giving them the prospects of utilizing their voucher toward the purchase of a home rather than potentially losing the voucher in the near future.
May 7, 2008	An NOPD officer should be stationed at each one of the management sites.	HANO’s Security Department maintains a good working relationship with the New Orleans Police Department (NOPD). When complaints are received from the residents or managers, HANO’s Security Director contacts the NOPD District Commander responsible for that site and police are dispatched within minutes to handle the situation.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	We need to fund social programs that provide a place for children to go. We don't have recreational activities, basketball courts or equipment at our sites anymore.	<p>Establishment of youth programs continues to be a major focus of the Authority. HANO has recently established partnerships with The Boys and Girls Club, with Great Expectations, and with the New Orleans Police Department (NOPD) to provide social, recreational, and educational programs at the Iberville Development. As a result of these initiatives, there has been a significant increase in youth participation.</p> <p>Sampson Playground, which is adjacent to the Abundance Square Development (formerly Desire), was recently revitalized through the joint efforts of NORD, HANO, and Desire Street Ministries. A new playground was also constructed at the new Guste Homes Development in cooperation with Kaboom and the Guste RMC.</p> <p>Additionally, as part of HANO's ongoing relationship with the New Orleans Hornets, team member Peja Stojakovic's foundation is donating a basketball court at Iberville to be completed by the end of summer. The Hornets continue to provide tickets for games, educational, and sporting activities for HANO our youth.</p>

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	Who did HANO consult with in developing its statement of consistency with the Consolidated Plan?	HANO coordinates with the City of New Orleans, Office of Recovery and Development Administration to ensure that its Agency Plan is consistent with the City's Consolidated Plan. Both plans outline programmatic and funding priorities for low income families and include a continuum of housing and service programs.
May 7, 2008	Why is the Housing Authority not entering into MOU's (Memorandums of Understanding) with the resident organizations in accordance with section 964 of the regulations?	HANO will review this matter and report its findings to the Resident Advisory Board.
May 7, 2008	How was the Desire HOPE VI Community and Supportive Services Program (CSSP) funding utilized?	HANO will coordinate a meeting with the Desire Area Resident Council to review the status of the Desire HOPE VI CSSP program and budget.
May 7, 2008	How many homeowners came from public housing and how many came from Section 8?	HANO now has 102 clients that have become homeowners. Of these homeowners, 27 were former public housing residents and 75 were former participants in the voucher program.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	Is closing cost assistance still available for homeownership applicants?	Currently, the City's soft second (mortgage buy down assistance) program is out of funding and a new appropriation is not anticipated until September 2008. HANO, however, is continuing to work with the City, the Louisiana Recovery Authority and various other programs to identify funds directly for our clients so that we can continue to move residents to homeownership. Work is ongoing with the Neighborhood Housing Service (NHS) which provides and has soft second money available; with the United Way which has established an Individual Development Accounts Program which provides 4 to 1 matching funds up to \$10,000; and with the Louisiana Housing Finance Agency (LHFA) via their American Dream Down Payment Assistance Initiative which provides down payment and closing cost assistance.
May 7, 2008	What will the sales price be for the homeownership units at Fischer?	The pricing on homeownership units at Fischer has not been finalized. The latest construction cost estimate was approximately \$200,000, which is not within the affordable range. Other alternatives, such as modular homes, are being evaluated.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	What is a public housing FSS grant?	The FSS or Family Self-Sufficiency program provides residents with the opportunity identify self-sufficiency goals and gives them the ability to save dollars in order to reach those goals. HANO has historically operated an FSS program for Section 8 clients, however, the Agency recently applied for and received an FSS grant for public housing residents. The program will serve a maximum of 80 clients.
May 7, 2008	How many homeowners came from public housing and how many came from Section 8?	HANO now has 102 clients that have become homeowners. Of these homeowners, 27 were former public housing residents and 75 were former participants in the voucher program.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	Is closing cost assistance still available for homeownership applicants?	Currently, the City's soft second (down payment assistance) program is out of funding and a new appropriation is not anticipated until September 2008. HANO, however, is continuing to work with the City, the Louisiana Recovery Authority and various other programs to identify funds directly for our clients so that we can continue to move residents to homeownership. Work is ongoing with the Neighborhood Housing Service (NHS) to obtain soft second money; with the United Way to establish Individual Development accounts and provide matching funds; and with the Louisiana Housing Finance Agency (LHFA) to help pay down payment and closing cost assistance.
May 7, 2008	What will the sales price be for the homeownership units at Fischer?	The pricing on homeownership units at Fischer has not been finalized. The latest construction cost estimate was approximately \$200,000, which is not within the affordable range. Other alternatives, such as modular homes, are being evaluated.

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	What is a public housing FSS grant?	<p>The FSS or Family Self-Sufficiency program provides residents with the opportunity to identify self-sufficiency goals and gives them the ability to save dollars in order to reach those goals. HANO has historically operated an FSS program for Section 8 clients, however, the Agency recently applied for and received an FSS grant for public housing residents. The program will serve a maximum of 80 clients.</p>
May 7, 2008	We would like to have budget information for each site that is going under asset management. Can another meeting be scheduled to discuss HANO's budget?	<p>A subsequent May 20<sup>th</sup> meeting was held with the Resident Leaders and HANO's Chief Financial Officer (CFO) to discuss budgetary matters. The meeting was held in the HANO Board Room on May 20<sup>th</sup>.</p> <p>In addition, the National Association of Resident Management Corporations (NARMC) has asked our CFO to provide a two-hour training session on funding issues in public housing at their annual meeting which is scheduled for July here in New Orleans.</p>

<b>Recommendation</b>	<b>RAB Recommendation</b>	<b>HANO Response</b>
May 7, 2008	What are AMP's?	Asset Management Projects referred to as (AMP's), are the way that a housing authorities' properties are grouped under the new asset management model. HANO is projected to have 24 AMP's and the Agency's budget will be broken out at the AMP level.
May 7, 2008	What is the Capital Fund amount?	HANO's Capital Fund grant amount for 2008 is \$16 million.
May 7, 2008	Where is the community center money budgeted and what are the possibilities of Guste and Cooper getting funding allocated for community space?	With the exception of those projects that are funded under the Low-Income Housing Tax Credit Program, the primary source for community center funding is the HUD/HANO Capital Fund Program. Cooper's redevelopment plans include funding for the construction of a management/community facility. Guste day care/community facilities are targeted for future Capital Funding Program allocations, however implementation is subject to funding availability and to meeting the site's housing priorities.