

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

PHA Plans

5 Year Plan for Fiscal Years 2008 - 2012
Annual Plan for Fiscal Year 2008

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

PHA Plan Agency Identification

PHA Name: Corpus Christi Housing Authority
PHA Number: TX008

PHA Fiscal Year Beginning: (mm/yyyy) 10/2008

PHA Programs Administered:

Public Housing and Section 8
 Section 8 Only
 Public Housing Only
 Number of public housing units: 1,741
 Number of S8 units:
 Number of public housing units:
 Number of S8 units: 1,157

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

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

Public Access to Information

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

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

Display Locations For PHA Plans and Supporting Documents

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

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

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

- Main business office of the PHA
- PHA development management offices
- Other (list below)

5-YEAR PLAN
PHA FISCAL YEARS 2008 - 2012
[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)
The Corpus Christi Housing Authority is committed to building and maintaining affordable housing for the low to mixed income residents in our community, without discrimination. We seek to promote safe neighborhoods by partnering with individuals and organizations to provide housing, employment opportunities and education benefits for eligible individuals to improve their quality of life.

CCHA's mission shall be accomplished via a fiscally responsible entrepreneurial organization committed to the highest level of professionalism and excellence in public service.

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: as NOFA's are published and based on availability of stock in the private market
 - Reduce public housing vacancies:
 - Leverage private or other public funds to create additional housing opportunities:
 - Acquire or build units or developments

Other (list below)

The Corpus Christi Housing Authority plans to utilize the Section 8 Project-Based Voucher Program to facilitate the development of affordable housing.

PHA Goal: Improve the quality of assisted housing

Objectives:

Improve public housing management: (PHAS score) 2007 score of 88; 2008 scores not yet released

Improve voucher management: (SEMAP score) 95

Increase customer satisfaction: improve resident trust

Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections) all areas of operations

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: continue enhanced enforcement of lease termination proceedings and screening of applicants.

Designate developments or buildings for particular resident groups (elderly, persons with disabilities) SeaBreeze, mixed income development, Section 42 tax credit and replacement housing factor funds.

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: continue/educational training opportunities.
- Provide or attract supportive services to improve assistance recipients' employability: train for available jobs.
- 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)

- Implement energy performance contracting
- Continue with implementation of asset based management
- Create affordable housing; mixed income/mixed finance development(s)
- Mortgage insured housing
- Third party management of elderly housing
- Plans to utilize securitization vis-à-vis CFP funds
- Create comprehensive ten year plan for the renaissance of the La Armadas and Clairelaine developments
- Apply for HOPE VI grant funding

- Finance Department Goals and Objectives:

The Finance Department of the Corpus Christi Housing Authority is responsible for the following activities: employee payroll processing, accounts payable, accounts receivable, banking relationships, and assisting with annual budgets. Current staff includes: the Chief Financial Officer, Staff Accountant, Control Accountant, Accounts Payable Clerk, and Accounts Receivable Clerk.

In addition to the primary duties of the Finance Department, the staff also works with the external auditors who perform an annual examination of the accounting and operational functions of the Housing Authority. The Finance staff also maintains a working relationship with the Housing and Urban Development officials at the local field office in San Antonio, Texas. The Finance Department continues to assist other Housing Authority personnel with new project developments.

Since all functions within the Housing Authority have a financial component, maintaining and strengthening departmental relationships is a continuous goal of the Finance Staff.

Annual PHA Plan
PHA Fiscal Year 2008
[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

Standard Plan

Troubled Agency Plan

ii. Executive Summary of the Annual PHA Plan

[24 CFR Part 903.7 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.

Three score and ten years ago, this great nation enacted the Housing Act of 1937 to provide safe, sanitary and decent housing to its disadvantaged citizens. It is a great privilege to be associated with the results of that Act today in the year of our Lord 2008.

Delineated below is a brief summary of the Corpus Christi Housing Authority's priorities for FY 2008:

- To manage assets more efficiently and economically.
- To ensure that more effective tenant relationships are implemented.
- To train staff to the highest professional standards attainable.
- To promote goodwill within and throughout the community and therein effect greater acceptability for affordable housing alternatives.
- To create more affordable housing by leveraging assets and utilizing the market place for financing mechanisms.
- To create housing that facilitates economic opportunities for its residents by providing retail business space with new urban design housing/commercial centers.
- Acquisition of 20 units for Low-Rent Housing through existing Low-Income Housing Tax Credit properties.
- The Corpus Christi Housing Authority plans to utilize the Section 8 Project-Based Voucher Program to facilitate the development of affordable housing.

iii. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

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

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Attachments

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

Required Attachments:

- Admissions Policy for Deconcentration TX008a01
- FY 2008 Capital Fund Program Annual Statement TX008b01
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)
- List of Resident Advisory Board Members TX008c01
- List of Resident Board Member TX008d01
- Community Service Description of Implementation TX008e01
- Information on Pet Policy TX008f01
- Section 8 Homeownership Capacity Statement, if applicable TX008g01
- Description of Homeownership Programs, if applicable

Optional Attachments:

- PHA Management Organizational Chart TX008h01
- FY 2008 Capital Fund Program 5 Year Action Plan TX008i01
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- Other (List below, providing each attachment name)
 - TX008j01, FY2007 CFP P&E 02/29/2008
 - TX008k01, FY2006 CFP P&E 02/29/2008
 - TX008l01, FY2005 CFP P&E 02/29/2008
 - TX008m01, FY2004 CFP P&E 03/04/08 FINAL
 - TX008n01, RASS Follow-up Plan (NA)
 - TX008o01, Voluntary Conversion Initial Assessment
 - TX008p01, Substantial Deviation/Significant Amendment or Modification

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
X	Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans
X	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources;
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	1996 HUD Appropriations Act	
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[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	7843	5	4	5	NA	4	NA
Income >30% but <=50% of AMI	6194	5	5	5	NA	3	NA
Income >50% but <80% of AMI	7743	5	3	3	NA	2	NA
Elderly	3520	5	4	5	NA	3	NA
Families with Disabilities	NA	NA	NA	NA	NA	NA	NA
White/non-Hispanic	8392	4	3	4	NA	3	2
Black/non-Hispanic	973	5	4	5	NA	5	3
Hispanic	11833	5	5	5	NA	5	4
Other/non-Hispanic	582	4	3	4	NA	3	3

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

- Consolidated Plan of the Jurisdiction/s
Indicate year: 2003-2007
- U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset: as utilized in the Consolidated Plan of the Jurisdiction/s
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information)

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

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

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	437		139
Extremely low income <=30% AMI	316	72	
Very low income (>30% but <=50% AMI)	96	22	
Low income (>50% but <80% AMI)	23	5	
Families with children	209	48	
Elderly families	83	19	
Families with Disabilities	39	9	
White	376	86	
Black	48	11	
other	13	3	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	228	52	
2 BR	109	25	
3 BR	80	18	
4 BR	20	5	
5 BR	NA	NA	
5+ BR	NA	NA	

Housing Needs of Families on the Waiting List	
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	
If yes:	
How long has it been closed (# of months)?	
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes	
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes	

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	416		220
Extremely low income <=30% AMI	270	65	
Very low income (>30% but <=50% AMI)	83	20	
Low income (>50% but <80% AMI)	63	15	
Families with children	275	66	
Elderly families	33	13	
Families with Disabilities	58	14	
White/Hispanic	300	72	
White/non-Hispanic	42	10	
Black/non-Hispanic	46	11	
other	28	7	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	NA	NA	
2 BR	NA	NA	
3 BR	NA	NA	

Housing Needs of Families on the Waiting List			
4 BR	NA	NA	
5 BR	NA	NA	
5+ BR	NA	NA	
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)? 32			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes, natural disasters & special admission vouchers			

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
 - Consistent with HACC Admissions & Continued Occupancy policy
- 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)
 - Implement the use of project based vouchers to guarantee the use of owner units for specified contract term.

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

Select all that apply

- Apply for additional section 8 units should they become available: based on availability of stock in the private market
- 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)
 - The CCHA plans to utilize the Section 8 Project-Based Voucher Program to facilitate the development of affordable housing
 - Mortgage insured housing
 - Mixed-finance affordable developments

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

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

Select all that apply

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

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

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

Select all that apply

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

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of public housing for the elderly
- Apply for special-purpose vouchers targeted to the elderly, should they become available: based on availability of stock in the private market
- Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

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

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)
 - Participate with Coastal Bend Affordable Housing Committee

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

(2) Reasons for Selecting Strategies

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

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing

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

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

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

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2008 grants)		
a) Public Housing Operating Fund	6,626,932	
b) Public Housing Capital Fund	0	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance	8,241,780	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	0	
g) Resident Opportunity and Self-Sufficiency Grants	0	
h) Community Development Block Grant		
i) HOME		
j) New Construction Project-Based Sec 8 Hampton Port	0	
Other Federal Grants (list below)		

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
2. Prior Year Federal Grants (unobligated funds only) (list below) as of 2/29/07		
2006 CFP	2,005,916	Public housing capital improvements
2007 CFP	2,765,059	Public housing replacement housing
Sub-total	19,639,687	
3. Public Housing Dwelling Rental Income	2,355,850	Public housing operations
4. Other income (list below)	160,000	Public housing operations
Interest on investments: 83,000		
Other income		
Laundry receipts 8,400		
Royalties/phone/cola 1,050		
Late fees 50,500		
Court costs 1,050		
Repair charges 16,000		
5. Non-federal sources (list below)		
Low Income 9% Tax Credits DN Leathers Townhomes	12,937,296	
Sub total	15,453,146	
Total resources	35,092,833	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.7 9 (c)]

A. Public Housing

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

(1) Eligibility

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

- When families are within a certain number of being offered a unit: (state number)
- When families are within a certain time of being offered a unit: (90 days)
- Other: (describe)
 - Families are prescreened at the time of application to verify their criminal history and their financial obligations to current and previous housing to include utilities, and their citizenship status. Once they pass the criteria, they are placed on the waiting list and they remain until they are within 90 days from being housed. Once they reach that point, they are brought in to verify that they are income eligible for admission to public housing.

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): Citizenship status

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

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

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

(2)Waiting List Organization

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

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

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

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

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

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

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

(3) Assignment

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

(4) Admissions Preferences

- a. Income targeting:
 Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?
- b. Transfer policies:
In what circumstances will transfers take precedence over new admissions? (list below)
- Emergencies
 - Overhoused
 - Underhoused
 - Medical justification
 - Administrative reasons determined by the PHA (e.g., to permit modernization work)

- Resident choice: (state circumstances below)
- Other: (list below)

c. Preferences

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

Former Federal preferences:

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence: consistent with Violence Against Women Act (VAWA)
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

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

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

3 Date and Time

Former Federal preferences:

- 1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- 2 Victims of domestic violence

Substandard housing
Homelessness
High rent burden

Other preferences (select all that apply)

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

4. Relationship of preferences to income targeting requirements:

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

(5) Occupancy

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

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

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

- At an annual reexamination and lease renewal
- Any time family composition changes
- At family request for revision
- Other (list)

(6) Deconcentration and Income Mixing

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

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

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

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

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

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

Other (list policies and developments targeted below)

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

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

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

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

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

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

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

B. Section 8

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

(1) Eligibility

- a. What is the extent of screening conducted by the PHA? (select all that apply)
- Criminal or drug-related activity only to the extent required by law or regulation
 - Criminal and drug-related activity, more extensively than required by law or regulation
 - More general screening than criminal and drug-related activity (list factors below)
 - Other (list below)
 - Criminal history report
 - Citizenship status
 - Prior balance due to PHA
- 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)
 - Participants current and prior address (as shown in CCHA records)
 - Former landlords name and mailing address at participant's current and prior address

(2) Waiting List Organization

- a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)
- None
 - Federal public housing
 - Federal moderate rehabilitation
 - Federal project-based certificate program

Other federal or local program (list below)

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

PHA main administrative office

Other (list below)

(3) Search Time

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

If yes, state circumstances below:

- The PHA will grant up to two 30-day extensions if the family can verify that they have been actively searching for a unit since the initial issue date.
- The PHA will grant up to two 30-day extensions for families with a disabled person to maximize the family's opportunity to find suitable housing.

(4) Admissions Preferences

a. Income targeting

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

b. Preferences

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

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

Former Federal preferences

Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)

Victims of domestic violence

Substandard housing

Homelessness

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

Other preferences (select all that apply)

Working families and those unable to work because of age or disability

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

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

1 Date and Time

Former Federal preferences

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

Other preferences (select all that apply)

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

4. Among applicants on the waiting list with 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?

- Resident must provide verification to the agency of changes in income and adjustment will be made.

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

f. Rent re-determinations:

1. Between income 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: due to a new member joining the household
 Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)_____
 Other (list below)
▪ Any time a family experiences a decrease in income

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)
 - Corpus Christi Apartment Association quarterly occupancy reports

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)
 - To offset high utility allowances

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

- Annually
 Other (list below)

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

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

(2) Minimum Rent

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

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

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

5. Operations and Management

[24 CFR Part 903.7 9 (e)]

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

A. PHA Management Structure

Describe the PHA’s management structure and organization.

(select one)

- An organization chart showing the PHA’s management structure and organization is attached. TX008h01
 A brief description of the management structure and organization of the PHA follows:

B. HUD Programs Under PHA Management

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

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing	1688	687
Section 8 Vouchers	1056	250
Section 8 Certificates	NA	NA
Section 8 Mod Rehab	NA	NA

Special Purpose Section 8 Certificates/Vouchers (list individually)	NA	NA
Public Housing Drug Elimination Program (PHDEP)	NA	NA
Other Federal Programs(list individually)	NA	NA

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)

- Work Order System
- Pest Eradication Policy
- Maintenance Plan
- Master Meter Gas Distribution Systems
- UPCS Physical Inspector's Field Guide
- Admissions and Continued Occupancy Policy
- Fair Housing Policy
- Grievance Procedures
- Tenant Selection and Assignment Plan
- Community Services and Economic Self-sufficiency Requirement
- Special Accommodations Policy
- Termination and Eviction
- Transfer Waiting List
- Section 3 Plan
- Pet Policy
- Family Debts to the PHA
- Program Integrity
- Violence Against Women Act (VAWA)
- Procurement Policy
- Personnel Policy

(2) Section 8 Management: (list below)

- Section 8 Administrative Plan

- SEMAP Procedures

6. PHA Grievance Procedures

[24 CFR Part 903.7 9 (f)]

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

A. Public Housing

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

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)
- PHA main administrative office
 - PHA development management offices
 - Other (list below)

B. Section 8 Tenant-Based Assistance

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

If yes, list additions to federal requirements below:

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

7. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

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

A. Capital Fund Activities

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

(1) Capital Fund Program Annual Statement

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

Select one:

The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name) TX008b01

-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) TX008i01

-or-

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

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

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

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

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

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

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

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

If yes, list development name/s below:

- La Armada I, II and Clairelaine Gardens

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:

- D. N. Leathers Townhomes mixed-finance development

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:

- Mixed-income/mixed-finance multi-family housing/commercial & retail on QCT currently owned by CCHA

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.)

- Consistent with an approved master plan for the 1941 vintage housing known as the Armadas and Clairelaine phased redevelopment over a ten year period

2. Activity Description

Yes No: Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If

“yes”, skip to component 9. If “No”, complete the Activity Description table below.)

Demolition/Disposition Activity Description	
1a. Development name: La Armada I	
1b. Development (project) number: TX008004	
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 type="checkbox"/> Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <u>(2008)</u>	
5. Number of units affected: 250	
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: projected – November 2008 b. Projected end date of activity: November 2018	

Demolition/Disposition Activity Description	
1a. Development name: La Armada II	
1b. Development (project) number: TX008006	
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 type="checkbox"/> Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <u>(2008)</u>	
5. Number of units affected: 400	
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: projected – November 2008 b. Projected end date of activity: November 2018	

Demolition/Disposition Activity Description	
1a. Development name: Clairelaine Gardens	
1b. Development (project) number: TX008008	
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>	

<p>3. Application status (select one)</p> <p>Approved <input type="checkbox"/></p> <p>Submitted, pending approval <input type="checkbox"/></p> <p>Planned application <input checked="" type="checkbox"/></p>
<p>4. Date application approved, submitted, or planned for submission: <u>(2008)</u></p>
<p>5. Number of units affected: 186</p>
<p>6. Coverage of action (select one)</p> <p><input type="checkbox"/> Part of the development</p> <p><input checked="" type="checkbox"/> Total development</p>
<p>7. Timeline for activity:</p> <p>a. Actual or projected start date of activity: projected – November 2008</p> <p>b. Projected end date of activity: November 2018</p>

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.

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

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

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.7 9 (j)]

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

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

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

2. Activity Description

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

Conversion of Public Housing Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. What is the status of the required assessment?	
<input type="checkbox"/> Assessment underway	
<input type="checkbox"/> Assessment results submitted to HUD	

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

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

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

Attachment TX008o01

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.)

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

B. Section 8 Tenant Based Assistance

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

high performer status. **High performing PHAs** may skip to component 12.)

2. Program Description:

a. Size of Program

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

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

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

b. PHA-established eligibility criteria

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

If yes, list criteria below:

12. PHA Community Service and Self-sufficiency Programs

[24 CFR Part 903.7 9 (l)]

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

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

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

If yes, what was the date that agreement was signed? 03/04/01

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: GED

- 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				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office / PHA main office / other provider name)	Eligibility (public housing or section 8 participants or both)
<i>FSS – Section 8</i>	<i>21</i>	<i>Voluntary sign up</i>	<i>PHA main office</i>	<i>Section 8</i>
<i>Seed Tech Lab</i>	<i>6</i>	<i>Voluntary</i>	<i>FEE Center</i>	<i>PHA & Section 8</i>
<i>GED Program</i>	<i>20</i>	<i>Voluntary</i>	<i>FEE Center</i>	<i>PHA & Section 8</i>

(2) Family Self Sufficiency program/s

a. Participation Description

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants (start of FY 2005 Estimate)	Actual Number of Participants (As of: DD/MM/YY)
Public Housing	NA	0 12/07/06
Section 8	20	16 03/20/08

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

Community Services and Economic Self-sufficiency requirement: TX008e01

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)

- a. George Wiggins Homes
- b. Navarro Place
- c. D. N. Leathers
- d. La Armada I
- e. La Armada II
- f. La Armada III
- g. Clairelaine Gardens
- h. Parkway Homes I
- i. Treyway Terrace
- j. Ruthmary Price Place
- k. McKinzie Manor I
- l. Parkway Homes II
- m. Leeward Homes
- n. Andy Alaniz Gardens I
- o. Andy Alaniz Gardens II
- p. McKinzie Manor II

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
 - The HA contracted with the City of Corpus Christi Police Department on 06/06/2005.
- Crime Prevention Through Environmental Design
- Activities targeted to at-risk youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)
 - Continued availability of a Crime Lead Hotline
 - Partnership with Weed & Seed program for increased police patrols

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

- a. George Wiggins Homes
- b. Navarro Place
- c. D. N. Leathers
- d. La Armada I
- e. La Armada II
- f. La Armada III
- g. Clairelaine Gardens
- h. Parkway Homes I
- i. Treyway Terrace
- j. Ruthmary Price Place
- k. McKinzie Manor I
- l. Parkway Homes II
- m. Leeward Homes
- n. Andy Alaniz Gardens I
- o. Andy Alaniz Gardens II
- p. McKinzie Manor II

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): community policing office at FEE center
- 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)

- a. George Wiggins Homes
- b. Navarro Place
- c. D. N. Leathers
- d. La Armada I
- e. La Armada II
- f. La Armada III
- g. Clairelaine Gardens
- h. Parkway Homes I
- i. Treyway Terrace
- j. Ruthmary Price Place
- k. McKinzie Manor I
- l. Parkway Homes II
- m. Leeward Homes
- n. Andy Alaniz Gardens I
- o. Andy Alaniz Gardens II
- p. McKinzie Manor II

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)]

CCHA Pet Ownership policy: TX008f01

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

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

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

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

17. PHA Asset Management

[24 CFR Part 903.7 9 (q)]

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

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

18. Other Information

[24 CFR Part 903.7 9 (r)]

A. Resident Advisory Board Recommendations

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

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)
 Attached at Attachment (File name)
 Provided below:

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

- 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: (Corpus Christi, Texas)
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)
 - Housing Market Analysis
 - Housing and Homeless needs assessment
 - Barriers to Affordable Housing
 - Homeownership
 - Public and Assisted Housing
 - Fair Housing
 - Affordable Housing
 - Public Housing Resident Initiatives

- Other: (list below)

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

Housing

Goal: Improve the condition and availability of affordable housing in Corpus Christi.

Objective 4: Support the increase in the supply of housing available to low-income renters.

Strategy 4.1: Work with apartment development companies to identify opportunities to utilize Low-Income Housing Tax Credits (LIHTC) to build new apartments for low-income households.

Strategy 4.2: Develop program guidelines to present to City Council to establish a fund for the rehabilitation of apartment complexes with set-aside requirements for low-income and Section 8 residents.

Objective 5: Expand funding available for affordable housing programs.

Strategy 5.1: Investigate new funding opportunities and potential financial partnerships that could be utilized to provide more affordable housing.

Objective 6: Increase the productive capacity of non-profit housing providers.

Strategy 6.1: Work with non-profit housing providers to identify the technical assistance needs of the agencies and identify HUD funded technical assistance providers with the capacity to address the issues identified.

Homelessness

Goal: Expand housing and services offered to homeless families and individuals in Corpus Christi.

Objective 2: Expand transitional housing opportunities for homeless families and individuals.

Strategy 2.1: Continue to submit Supportive Housing Program (SHP) grant applications, placing priority on proposals that include transitional housing units.

Strategy 2.2: Work with non-profit organizations to develop transitional housing projects, to be funded through SHP and/or private fundraising efforts.

Objective 3: Expand permanent supportive housing units available to special needs populations.

Strategy 3.1: Work with Nueces County Mental Health & Mental Retardation and other providers to develop additional permanent supportive housing units.

Objective 6: Expand services provided to homeless families and individuals.

Strategy 6.1: Encourage non-profit agencies who submit proposals to the SHP grant application to provide additional

Anti-poverty Strategy

Goal: Reduce the number of families living in poverty.

Strategies:

2. Provide funding in support of capital improvements for non-profit agencies that provide childcare services to low-income households.

3. Work with apartment developers to identify opportunities for the use of Low-Income Housing Tax Credits in the development of apartment units for lower-income households.

4. The Corpus Christi Housing Authority should continue to work with landlords to identify housing opportunities for Section 8 recipients.
5. Promote existing General Education Development (GED) programs that work with adults who did not complete their high school degrees.

Institutional Structure

Goal: Identify and address gaps in the institutional structure for the implementation of the housing and community development plan

Strategies:

2. Support the Corpus Christi Housing Authority in its program initiatives and work with them to identify opportunities to expand programs and services.
4. Identify opportunities to create private/public partnerships for project finance and development.

Coordination

Goal: Improve coordination between the City and other agencies and organizations committed to the improvement of housing and community development services in Corpus Christi.

Strategies:

2. Continue working in a cooperative spirit with the Corpus Christi Housing Authority, the Coastal Bend Council of Governments, and Nueces County.

- Annual Action Plan schedule

D. Other Information Required by HUD

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

PHA Progress in Meeting the Mission and Goals Described in the 5-Year Plan

- Seabreeze and Hampton Port both tax credit driven development, one project based Section 8; these were completed 2008.
- Received a FY 2006 PHAS score of 89, no FY 2007 PHAS score to date; no FY 2008 PHAS score to date; and received a FY 2007 SEMAP score of 95 (unaudited); Conduct monthly RAB meetings and respond to resident issues as appropriate; Provided on-going training to staff on HUD rules and Regulations; 5-Year plan through Capital Fund Program to modernize units throughout PHA.
- The CCHA has added security fencing and increased lighting at several sites. Security cameras installed and operating at Ruthmary Price Place, Capital Fund building and Central Office. The HA contracts with the City of Corpus Christi Police Department and provides enhanced security with contractual agreements with several off-duty police officers. CCHA has a 24-hour Crime Lead Hotline to allow residents to anonymously report criminal activity on property.

- Continuing partnerships with several local agencies, including WorkSource, Inc, Del Mar College, and Corpus Christi Independent School District, and others to increase available resources to residents. A self paced free GED is offered on site daily along with scholarships for any resident prepared to take the official GED test. In FY 2007, CCHA organized the eighth annual Community CareerExpo, and many businesses made job opportunities available to all residents. Continued utilization of a computer center, which was added to CCHA through a Weed & Seed grant. CCHA has also changed the requirement of employment for some positions from “GED required” to “enrolled in GED program”, broadening the opportunities to residents; CCHA provides referrals for childcare to all residents enrolled in CCHA GED classes. To assist with transportation, bus tokens are available for residents seeking employment or attending school. Other supportive services include resources for victims of domestic violence, assistance with obtaining household items, medical and dental care, parenting classes, and conflict resolution; Partnered with several community agencies to assist elderly and residents. Including the AARP, Senior Companions, Senior Friends, Latino Education and other local agencies. Assistance is provided for medical care, transportation, and daily living activities.
- Installation of plumbing and electrical energy savings equipment has been completed at all 13 sites and common areas. Measures for the next phase, to monitor consumption savings and a utility allowance study are in progress and should be in place by 1 May 2008.
- Asset Management is currently being piloted throughout all of our public housing properties. Process began in 2002; at this juncture we are 90% complete. Physical management was completed 2 years ago and fiscal management is being fully implemented in 2008.

Attachments

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

PHA Plan Table Library

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

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

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

Original Annual Statement

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

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

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

Annual Statement

Capital Fund Program (CFP) Part III: Implementation Schedule

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

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

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

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

**DECONCENTRATION AND INCOME TARGETING POLICY
FOR THE
HOUSING AUTHORITY OF THE CITY OF
CORPUS CHRISTI, TEXAS**

DECONCENTRATION AND INCOME TARGETING POLICY
(of the Public Housing Admissions and Occupancy Policy)

Sub-Title A, Section 513 of the Quality Housing and Work Responsibility Act of 1998 (QHWRA), establishes two interrelated requirements for implementation by Public Housing Authorities: (1) Economic Deconcentration of public housing developments and (2) Income Targeting to assure that families in the “extremely low” income category are proportionately represented in public housing and that pockets of poverty are reduced or eliminated. In order to implement these new requirements the PHA must promote these provisions as policies and revise their Admission and Occupancy policies and procedures to comply.

Therefore, the Housing Authority of the City of Corpus Christi, TX (PHA) hereby affirms its commitment to implementation of the two requirements by adopting the following policies:

1. Economic Deconcentration:

Admission and Occupancy policies are revised to include the PHA’s policy of promoting economic deconcentration. Implementation of this program may require the PHA to determine the median income of residents in each development, determine the average income of residents in all developments, compute the Established Income Range (EIR), determine developments outside the EIR, and provide adequate explanations and/or policies as needed to promote economic deconcentration.

Implementation may include one or more of the following options:

- Skipping families on the waiting list based on income;
- Establishing preferences for working families;
- Establish preferences for families in job training programs;
- Establish preferences for families in education or training programs;
- Marketing campaign geared toward targeting income groups for specific developments;
- Additional supportive services;
- Additional amenities for all units;
- Ceiling rents;
- Flat rents for developments and unit sizes;
- Different tenant rent percentages per development;
- Different tenant rent percentages per bedroom size;
- Saturday and evening office hours;

- Security Deposit waivers;
- Revised transfer policies;
- Site-based waiting lists;
- Mass Media advertising/Public service announcements; and,
- Giveaways.

2. Income Targeting

As public housing dwelling units become available for occupancy, responsible PHA employees will offer units to applicants on the waiting list. In accordance with the Quality Housing and Work Responsibility Act of 1998, the PHA encourages occupancy of its developments by a broad range of families with incomes up to eighty percent (80%) of the median income for the jurisdiction in which the PHA operates. Depending on the availability of applicants with proper demographics, at a minimum, 40% of all new admissions to public housing **on an annual basis** may be families with incomes at or below thirty percent (30%) (extremely low-income) of the area median income. The offer of assistance will be made without discrimination because of race, color, religion, sex, national origin, age, handicap or familial status.

In order to implement the income targeting program, the following policy is adopted:

- The PHA may select, based on date and time of application and preferences, two (2) families in the extremely low-income category and two (2) families from the lower/very low-income category alternately until the forty percent (40%) admission requirement of extremely low-income families is achieved (2 plus 2 policy).
- After the minimum level is reached, all selections may be made based solely on date, time and preferences. Any applicants passed over as a result of implementing this 2 plus 2 policy will retain their place on the waiting list and will be offered a unit in order of their placement on the waiting list.
- To the maximum extent possible, the offers will also be made to effect the PHA's policy of economic deconcentration.
- The PHA reserves the option, at any time, to reduce the targeting requirement for public housing by no more than ten percent (10%), if it increases the target figure for its Section 8 program from the required level of seventy-five percent (75%) of annual new admissions to no more than eighty-five percent (85%) of its annual new admissions. (Optional for PHAs with both Section 8 and Public Housing programs)

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

PHA Name: Housing Authority of the City of Corpus Christi	Grant Type and Number:CFP Capital Fund Program No: TX 59P008501-08 Replacement Housing Factor Grant No:	Federal FY of Grant: 2008
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Original Annual Statement
 Reserved for Disasters/Emergencies
 Revised Annual Statement/Revision Number _____
 Performance and Evaluation Report for Program Month Ending _____
 Final Performance and Evaluation Report for Program Year Ending _____

No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses	220,000.00	0.00	0.00	0.00
3	1408 Management Improvements	47,000.00	0.00	0.00	0.00
4	1410 Administration	232,000.00	0.00	0.00	0.00
5	1411 Audit	2,000.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	133,000.00	0.00	0.00	0.00
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	160,560.00	0.00	0.00	0.00
10	1460 Dwelling Structures	1,770,499.00	0.00	0.00	0.00
11	1465.1 Dwelling Equipment-Nonexpendable	36,000.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	24,000.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	20,000.00	0.00	0.00	0.00
18	1499 Development Activities	30,000.00	0.00	0.00	0.00
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	90,000.00	0.00	0.00	0.00
21	Amount of Annual Grant (sums of lines 2-20)	2,765,059.00	0.00	0.00	0.00
22	Amount of line 21 Related to LBP Activities	0.00	0.00	0.00	0.00
23	Amount of Line 21 Related to Section 504 Compliance	0.00	0.00	0.00	0.00
24	Amount of Line 21 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
26	Amount of Line 21 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

Capital Fund Program Tables

Page 1 of 5

Signature of Executive Director and Date

Signature of Public Housing Director and Date

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Annual Statement/Performance and Evaluation Report 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: CFP					Federal FY of Grant:	
Corpus Christi Housing Authority		Capital Fund Program No: TX 59P008501-08					2008	
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	2005 Grant Total			2,437,060.00	0.00	0.00	0.00	
PHA WIDE	Operations	1406		220,000.00	0.00	0.00	0.00	
	Operations			200,000.00	0.00	0.00	0.00	
	HA Staff Training			20,000.00	0.00	0.00	0.00	
PHA WIDE	Management Improvements	1408		47,000.00	0.00	0.00	0.00	
	CFP Staff Training			20,000.00	0.00	0.00	0.00	
	Drug Elimination			22,000.00	0.00	0.00	0.00	
	Consultant / Management Fees			5,000.00	0.00	0.00	0.00	
PHA WIDE	Administraion	1410		232,000.00	0.00	0.00	0.00	
	Salaries & Benefits			220,000.00	0.00	0.00	0.00	
	Sundry			12,000.00	0.00	0.00	0.00	
PHA WIDE	Audit	1411		2,000.00	0.00	0.00	0.00	
				2,000.00	0.00	0.00	0.00	
PHA WIDE	Fees & Costs	1430		133,000.00	0.00	0.00	0.00	
	A& E			90,000.00	0.00	0.00	0.00	
	Printing			5,000.00	0.00	0.00	0.00	
	State Fees and Inspection Fees			12,000.00	0.00	0.00	0.00	
	Asbestos Survey/LBP Survey			14,000.00	0.00	0.00	0.00	
	Environmental Reviews			12,000.00				
PHA WIDE	Site Improvements	1450		160,560.00	0.00	0.00	0.00	
TX 08-08	PHA WIDE							
Clairelaine	Backfilling			30,560.00	0.00	0.00	0.00	
	New Office/Renovate Maint Bldg.			130,000.00	0.00	0.00	0.00	

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Part II: Supporting Pages								
PHA Name:		Grant Type and Number: CFP						Federal FY of Grant:
Corpus Christi Housing Authority		Capital Fund Program No: TX 59P008501-08						2008
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-08	Dwelling Structures	1460	45	1,372,500.00	0.00	0.00	0.00	
Calirelaine	Renovations of kitchen, baths, & living areas to							
Phase III	include lavatory, toilet, bath tub, bath vanity,			1,372,500.00	0.00	0.00	0.00	
	interior doors, drywall replacement, interior/							
	exterior lights, VCT floors, kitchen cabinets,							
	counter tops, range hoods, paint interior/exterior							
	new exterior doors complete with locks, electrical							
	upgrades, plumbing upgrades, wall heaters and							
	asbestos abatement.							
TX 08-08	Dwelling Structures	1460		70,000.00	0.00	0.00	0.00	
Clairelaine	Replace Wall Heaters							
				70,000.00	0.00	0.00	0.00	
TX 08-08	Dwelling Structures	1460		327,999.00	0.00	0.00	0.00	
Clairelaine	Replace/Repair Roofs			327,999.00	0.00	0.00	0.00	
PHA Wide	Dwelling Structures	1460		0.00	0.00	0.00	0.00	
				0.00	0.00	0.00	0.00	
PHA Wide	Dwelling Structures	1460		0.00	0.00	0.00	0.00	
				0.00	0.00	0.00	0.00	

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ref Handbook 7485.3

Annual Statement/Performance and Evaluation Report 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: CFP					Federal FY of Grant:	
Corpus Christi Housing Authority		Capital Fund Program No: TX 59P008501-08					2008	
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-08	Dwelling Equipment-NonExpendable	1465	45	36,000.00	0.00	0.00	0.00	
Clairelaine Gardens	Replace Stoves and Refrigerators		45 Units	36,000.00	0.00	0.00	0.00	
Phase III								
PHA WIDE	Non-Dwelling Structures	1470		0.00	0.00	0.00	0.00	
					0.00	0.00	0.00	
PHA WIDE	Non-Dwelling Equipment	1475		24,000.00	0.00	0.00	0.00	
	Equipment/Vehicles			24,000.00	0.00	0.00	0.00	
PHA WIDE	Relocations	1495		20,000.00	0.00	0.00	0.00	
	Calirelaine Phase III		45	20,000.00	0.00	0.00	0.00	
PHA WIDE	Mod used for Development	1499		30,000.00				
				30,000.00				
PHA WIDE	Contingency	1502		90,000.00	0.00	0.00	0.00	
				90,000.00	0.00	0.00	0.00	

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Annual Statement/Performance and Evaluation Report and Evaluation Report

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

Part III: Implementation Schedule

PHA Name: Corpus Christi Housing Authority			Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-08 Replacement Housing Factor Grant No:				Federal FY of Grant: 2008
Development Number/ Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Operations	9/30/2010			9/30/2012			
Management Improvements	9/30/2010			9/30/2012			
Administration	9/30/2010			9/30/2012			
Fees & Costs	9/30/2010			9/30/2012			
Site Improvements	9/30/2010			9/30/2012			
TX 08-10A Treyway Terrace Phase I	9/30/2010			9/30/2012			
TX-08-13 Parkway Homes II	9/30/2010			9/30/2012			
Dwelling Equipment Non-Expendable	9/30/2010			9/30/2012			
Non-Dwelling Structures	9/30/2010			9/30/2012			
Non-Dwelling Equipment	9/30/2010			9/30/2012			
Relocations	9/30/2010			9/30/2012			
Contingency	9/30/2010			9/30/2012			

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Required Attachment TX008c01: Membership of the Resident Advisory Board or Boards

List members of the Resident Advisory Board or Boards: (If the list would be unreasonably long, list organizations represented or otherwise provide a description sufficient to identify how members are chosen.)

Vacant	Alaniz Gardens
Vacant	Clairelaine Gardens
Vacant	D.N. Leathers
Virginia Barbosa	McKinzie Manor
Concepcion Flores (AIC)	Parkway Homes
Nick Rodriguez	Ruthmary Price
Vacant	Treyway Terrace
Vacant	Wiggins Homes
Vacant	Navarro
Vacant	Leeward
Johnny Martinez – At Large	La Armada I
Rosalinda Garza – At Large	La Armada II
Vacant	La Armada III

Corpus Christi Housing Authority

Required Attachment TX008d01: Resident Member on the PHA Governing Board

1. Yes No: Does the PHA governing board include at least one member who is directly assisted by the PHA this year? (if no, skip to #2)

A. Name of resident member(s) on the governing board: *Virginia Barbosa*

B. How was the resident board member selected: (select one)?

- Elected
 Appointed

C. The term of appointment is (include the date term expires): *04/29/08 – 04/04/10*

2. A. If the PHA governing board does not have at least one member who is directly assisted by the PHA, why not? *N/A*

- the PHA is located in a State that requires the members of a governing board to be salaried and serve on a full time basis
- the PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.
- Other (explain):

B. Date of next term expiration of a governing board member: *04/04/09*

C. Name and title of appointing official(s) for governing board (indicate appointing official for the next position): *Henry Garrett, Mayor for the City of Corpus Christi*

Community Services And Economic Self-sufficiency Requirement Attachment: tx008e01

IMPORTANT NOTICE

The community service requirement was suspended for Federal Fiscal Year 2002, for all developments except HOPE VI developments (Department of Veteran Affairs and Housing and Urban Development, and Independent Agencies Appropriation Act, 2002, at Section 432). The requirement has been reinstated for Federal fiscal year 2003.

(The Quality Housing and Work Responsibility Act of 1998 mandates PHAs to require that adults living in public housing comply with community service requirements. On March 29, 2000, the Changes to Admission and Occupancy Requirements in the Public Housing Program Final Rule was published in the Federal Register.)

Community service. The performance of voluntary work or duties that are a public benefit, and that serve to improve the quality of life, enhance resident self-sufficiency, or increase resident self-responsibility in the community. Community service is not employment and may not include political activities.

A. REQUIREMENT

The obligation of each adult resident, other than an exempt individual, to perform community service or participate in an economic-self sufficiency program required in accordance with 24 CFR 960.603.

Except for any family member who is an exempt individual, each adult resident of public housing must:

1. Contribute 8 hours per month of community service (not including political activities) within the community in which that adult resides; or
2. Participate in an economic self-sufficiency program (defined below) for eight (8) hours per month; or
3. Perform eight (8) hours per month of combined activities (community service and economic self-sufficiency program).

Family violation of service requirement will result in the CCHA non-renewal of the lease at the end of the twelve month lease term, but not for termination of tenancy during the course of the twelve month lease term in accordance with 24 CFR 966.4(1)(2)(i) and the Chapter, Lease Terminations of this policy.

B. EXEMPTIONS

The PHA shall provide an exemption from the community service requirement for any individual who:

1. Is 62 years or older;
2. Is a blind or disabled individual, as defined under 216(i)(1) or 1614 of the Social Security Act (42 U.S.C. 416(i)(1); 1382c), and who certifies that because of this disability she or he is unable to comply with the service provisions of this subpart, or is a primary caretaker of such individual;
3. Is engaged in work activities;

4. Meets the requirements for being exempted from having to engage in a work activity under the State program funded under part A of title IV of the Social Security Act (42 U.S.C. 601 et seq.) or under any other welfare program of the State in which the PHA is located, including a State-administered welfare-to-work program; or
5. Is a member of a family receiving assistance, benefits or services under a State program funded under part A of title IV of the Social Security Act (42 U.S.C. 601 et seq.) or under any other welfare program of the State in which the PHA is located, including a State-administered welfare-to-work program, and has not been found by the State or other administering entity to be in noncompliance with such a program.

The CCHA will re-verify exemption status annually except in the case of an individual who is sixty-two (62) years of age or older.

The CCHA will permit residents to change exemption status during the year if status changes.

C. DEFINITION OF ECONOMIC SELF-SUFFICIENCY PROGRAM

For purposes of satisfying the community service requirement, participating in an economic self-sufficiency program is defined, in addition to the exemption definitions described above, by HUD as: Any program designed to encourage, assist, train or facilitate economic independence of assisted families or to provide work for such families.

These economic self-sufficiency programs can include job training, employment counseling, work placement, basic skills training, education, English proficiency, workfare, financial or household management, apprenticeship, or any other program necessary to ready a participant to work (such as substance abuse or mental health treatment).

In addition to the HUD definition above, the CCHA definition includes any of the following:

- Participating in an educational or vocational training program designed to lead to employment
- Work or volunteer at a local public or non-profit institution, including but not limited to: school, Head start, other before or after school program, child care center, hospital, clinic, hospice, nursing home, recreation center, senior center, adult day care program, homeless shelter, feeding program, food bank (distributing either donated or commodity foods), or clothes closet (distributing donated clothing), etc.
- Work with a non-profit organization that serves PHA residents or their children, including but not limited to: Boy Scouts, Girl Scouts, Boys or Girls Club, 4-H Club, PAL, other children's recreation, mentoring, or education programs, Big Brothers or Big Sisters, Garden Center, Community clean-up programs, Beautification programs, etc.
- Work at the CCHA development with improving the physical environment of the resident's development (Example: Floor, grounds or building captain)
- Serve as an officer of a CCHA development's resident organization and be an active participant
- Work at the CCHA to help with elderly programs
- Volunteer work in a local school, child care center, homeless shelter, or other community service organizations
- Working with youth organizations

- Helping neighborhood groups on special projects
- Participation in programs that develop and strengthen resident self-responsibility such as:
 - Drug and alcohol abuse counseling and treatment
 - Household budgeting
 - Credit counseling
 - English proficiency; or
 - Other activities as approved by the CCHA on a case-by-case basis

The CCHA will give residents the greatest choice possible in identifying community service opportunities.

The CCHA will consider a broad range of self-sufficiency opportunities.

The CCHA shall notify the agency's insurance companies if residents will be serving at any CCHA development.

D. ANNUAL DETERMINATIONS

For each public housing resident subject to the requirement of community service, the CCHA shall, at least thirty (30) calendar days before the expiration of each lease term, review and determine the compliance of the resident with the community service requirement.

Such determination shall be made in accordance with the principles of due process and on a nondiscriminatory basis.

The CCHA will verify compliance annually. If qualifying activities are administered by an organization other than the CCHA, the CCHA will obtain verification of family compliance from such third parties.

Family members will not be permitted to self-certify that they have complied with community service requirements.

E. NONCOMPLIANCE

If the PHA determines that a resident subject to the community service requirement has not complied with the requirement, the CCHA shall notify the resident of such noncompliance including:

1. that the determination of noncompliance is subject to the administrative grievance procedure under the CCHA's Grievance Procedures; and
2. that unless the resident enters into an agreement to comply with the community service requirement, the resident's lease will not be renewed, and
3. that the CCHA may not renew or extend the resident's lease upon expiration of the lease term and shall take such action as is necessary to terminate the tenancy of the household, unless the CCHA enters into an agreement, before the expiration of the lease term, with the resident providing for the resident to cure any noncompliance with the community service requirement, by participating in an economic self-sufficiency program for or contributing to community service as many additional hours as the resident needs to comply in the aggregate with such requirement over the twelve (12) month term of the lease.
4. The head of household and the noncompliant adult must sign the agreement to cure.

Ineligibility for Occupancy for Noncompliance

The PHA shall not renew or extend any lease, or provide any new lease, for a dwelling unit for any household that includes an adult member who was subject to the community service requirement and failed to comply with the requirement.

F. CCHA RESPONSIBILITY

The CCHA will ensure that all community service programs are accessible for persons with disabilities.

The CCHA will ensure that:

1. The conditions under which the work is to be performed are not hazardous
2. The work is not labor that would be performed by the CCHA's employees responsible for essential maintenance and property services
3. The work is not otherwise unacceptable

Community Service Initiative ***Implementation Process***

Development of Service Requirement & Recent Changes

Administrative steps taken to implement the requirement include:

1. The community service initiative was previously incorporated into Housing Authority lease prior to this year and continued enforcement of said policy has remained in effect throughout the entire time.
2. The community service policy however, was revised detailing the requirements, polices and procedures and were incorporated in the new Admissions & Continued Occupancy Plan implemented effective October 1, 2006. This action has expanded the types of activities residents are allowed to perform.

Notification to Residents

There are currently approximately 655 residents required to perform community service. Residents are informed at the onset of their lease contract that community service is a requirement for those who are not found to be exempt.

3. Upon receiving a referral from property managers, the Resident Initiatives staff will send out a "First Notice" to the resident informing them of their requirement. They are provided with a list of exemptions for their final review and informed of the upcoming orientation date and time. A copy of this letter is also provided to the property management staff. Should a resident not attend the first orientation, they are subsequently sent a "2nd notice".

Lastly, property managers send out letters notifying the resident of an upcoming "re-exam" requiring proof of participation. The PHA shall not renew or extend any lease, or provide any new lease, for a dwelling unit for any household that includes an adult member who was subject to the community service requirement and failed to comply with the requirement.

TANF Cooperative Agreement

4. The Corpus Christi Housing Authority has a Non-Financial Cooperative Agreement with the local Texas Dept. of Human Services office which administers the TANF program since April 2001.

Administration of the Program

Residents obligated to participate in Community Service are referred to the Resident Initiatives division for orientation. Orientation includes registration with the local Volunteer Center. Every resident must complete an orientation packet prior to beginning their service. Orientation meetings are held monthly at different developments providing for the rotation of locations.

5. While every resident is required to enroll with the Volunteer Center, the program is ultimately administered by the Housing Authority. However, the Volunteer Center provides the timesheets and verifies for authenticity. Should a timesheet be found fraudulent, the Housing Authority is responsible for any consequential action.

Programmatic Aspects

Types of Activities

- A. Any economic self-sufficiency activity designed to encourage, assist train or facilitate economic independence is allowed. Such activities include job training, employment counseling, basic skills training, education, English proficiency, workfare, financial or household management or apprenticeships; volunteer at local public or non-profit institution; working with CCHA to assist with the improvement of the development's; work with CCHA and elderly services programs; helping with neighborhood groups or organizations.
- B. Partnering agencies include the local Adult Learning Center, all local Head Start programs, Corpus Christi Independent School District, Work Source, Inc., and other non-profit entities as listed with the Volunteer Center of the Coastal Bend.

Corpus Christi Housing Authority
Pet Ownership Policy
Attachment: tx008f01

INTRODUCTION

Rules governing the owning and keeping of such are established for the purpose of providing a decent, safe and sanitary living environment for existing and prospective tenants, protecting the health and safety of the CCHA employees and the public, protecting and preserving the physical condition of the tenant units and general premises of properties, and protecting the authority's financial interest in its properties.

The purpose of this policy is to establish the CCHA's policy and procedures for ownership of pets in Public Housing units and to ensure that no applicant or resident is discriminated against regarding admission or continued occupancy because of ownership of pets. It also establishes reasonable rules governing the keeping of common household pets.

Common household pet means a domesticated animal, limited to a cat, dog, bird, small fish or turtle, which is traditionally kept in the home for pleasure rather than for commercial purposes. Common household pet does not include reptiles, rodents, ferrets, piranhas, chickens, pigs or ducks. If this definition conflicts with any Texas law or regulations restricting the owning or keeping of pets in dwelling accommodations, the Texas law or regulations shall apply. This definition shall not include animals that are used to assist, support, or provide service to persons with disabilities, or to service animals that visit public housing developments.

Temporary visiting pet is a common household pet *not* owned by a tenant that is on CCHA property.

This policy does not apply to animals that are used to assist, support, or provide service to persons with disabilities, or to service animals that visit public housing developments.

ANIMALS THAT ASSIST PERSONS WITH DISABILITIES

Service animal means any guide dog, signal dog, or other animal individually trained to work or perform tasks for the benefit of an individual with a disability, including, but not limited to, guiding individuals with impaired vision, alerting individuals with impaired hearing to intruders or sounds, providing animal protection or rescue work, pulling a wheelchair, or fetching dropped items. If an animal meets this definition, it is considered a service animal for purposes of this regulation even if it has not been licensed or certified by a state or local government, or by a private agency.

Companion animal, also referred to a **Therapy Animal** is an animal that is kept by humans for companionship and enjoyment, rather than for economic reasons. Companion animal means an animal with good temperament and disposition, and who has reliable, predictable behavior, selected to accompany people with disabilities. The animal may be

incorporated as an integral part of a treatment process. A companion animal does not assist an individual with a disability in the activities of daily living. The companion animal does not accompany a person with a disability at all times, unlike a service animal that is always with a person with a disability. A companion animal is not considered to be a service animal under this regulation or other disability law.

Pet rules will not be applied to animals that assist persons with disabilities. This exclusion applies to both service animals and companion animals as reasonable accommodation for persons with disabilities. This exclusion applies to such animals that reside in public housing and that visit these developments.

To be excluded from the pet policy, the resident/pet owner must certify:

- That there is a person with disabilities in the household
- That the animal has been trained to assist with the specified disability
- That the animal actually assists the person with the disability

The CCHA may require a Third Party Verification accompanied with a Reasonable Accommodation Request be signed by a knowledgeable professional certifying the need of such animal.

A. MANAGEMENT APPROVAL OF PETS

All pets must be approved in advance by the CCHA management.

The pet owner must submit and enter into a Pet Agreement with the CCHA.

Registration of Pets

Pets must be registered with the CCHA before they are brought onto the premises. Registration includes certificate signed by a licensed veterinarian or State/local authority that the pet has received all inoculations required by State or local law, and that the pet has no communicable disease(s) and is pest-free.

Registration must be renewed and will be coordinated with the annual reexamination date and proof of license and inoculation will be submitted at least thirty (30) calendar days prior to annual reexamination.

Dogs and cats must be spayed or neutered. If the animal is too young for these medical procedures, the resident must agree to have the pet spayed or neutered within two weeks after the pet attains the prescribed age.

Execution of a Pet Agreement with the PHA stating that the tenant acknowledges complete responsibility for the care and cleaning of the pet will be required.

Approval for the keeping of a pet shall not be extended pending the completion of these requirements.

Owner must supply one clear 3 x 5 photo of dog or cat to be permanently placed in the owner's file for future reference.

Resident must provide the name, address, and phone number of one or more responsible parties who will care for the pet if the pet owner dies, is incapacitated or is otherwise unable to care for the pet.

Each pet owner must display a sticker, provided by the CCHA, which will be displayed on the front door or a front window of the unit at all times.

Approval for the keeping of a pet shall not be extended pending the completion of these requirements.

Refusal to Register Pets

The CCHA may not refuse to register a pet based on the determination that the pet owner is financially unable to care for the pet. If the CCHA refuses to register a pet, a written notification will be sent to the pet owner stating the reason for denial and shall be served in accordance with HUD Notice requirements.

The CCHA will refuse to register a pet if:

1. The pet is not a common household pet as defined in this policy
2. Keeping the pet would violate any House Pet Rules
3. The pet owner fails to provide complete pet registration information, or fails to update the registration annually
4. The CCHA reasonably determines that the pet owner is unable to keep the pet in compliance with the pet rules and other lease obligations. The pet's temperament and behavior may be considered as a factor in determining the pet owner's ability to comply with provisions of the lease

The notice of refusal may be combined with a notice of a pet violation.

A resident who cares for another resident's pet must notify the PHA and agree to abide by all of the pet rules in writing.

B. STANDARDS FOR PETS

Types of Pets Allowed

Tenants are permitted to have only one (1) pet – with the exception of fish, birds, turtles or rodents with prior CCHA approval.

No types of pets other than the following may be kept by a resident.

1. Dogs
 - a) Maximum number: One (1)
 - b) Maximum adult weight/height: 20 pounds/20" tall measured at shoulder
 - c) Must be housebroken
 - d) Must be spayed or neutered
 - e) Must have all required inoculations (Distemper and rabies shots as required by the health department)

- f) Must be licensed as specified now or in the future by State law and local ordinance
- g) Vicious or dangerous dogs (in accordance with Section 6.-153 of the Corpus Christi Municipal Code and Health and Safety Code, Chapter 22, Subchapter D) will not be permitted. For example, Rottweilers, Doberman Pinchers, Chows, Boxers, or Pit Bulls. “Any dog with a known propensity or disposition which attacks or shall have at any time attacked, bites or shall have bitten, or in any way harms or shall have harmed, injures or shall have injured, any person or any animal without provocation shall be deemed to be vicious, ferocious or dangerous.”
- h) Exceptions will be granted for visually impaired residents if warranted

2. Cats

- a) Maximum number: One (1)
- b) Must be spayed or neutered
- c) Must have all required inoculations (Distemper and rabies shots as required by the health department)
- d) Must be trained to use a litter box or other waste receptacle
- e) Must be licensed as specified now or in the future by State law or local ordinance

3. Birds

- a) Maximum number: One (1) unless prior CCHA approval has been granted
- b) Must be enclosed in a cage at all times

4. Fish

- a) Maximum aquarium size twenty (20) gallons
- b) Must be maintained on an approved stand

5. Rodents (Hamster or gerbil ONLY)

- a) Maximum number: One (1) unless prior CCHA approval has been granted
- b) Must be enclosed in an acceptable cage at all times
- c) Must have any or all inoculations as specified now or in the future by State law or local ordinance

6. Turtles

- a) Maximum number: One (1) unless prior CCHA approval has been granted
- b) Must be enclosed in an acceptable cage or container at all times

The following are NOT considered “common household pets”:

- Animals who would be allowed to produce offspring for sale.
- Wild, feral, or any other animals that are not amenable to routine human handling.
- Any poisonous animals of any kind.
- Non-human primates.

- Animals whose climatological needs cannot be met in the unaltered environment of the individual dwelling unit.
- Pot-bellied pigs.
- Ferrets or other animals whose natural protective mechanisms pose a risk of serious bites and/or lacerations to small children.
- Hedgehogs or other animals whose protective instincts and natural body armor produce a risk of serious puncture injuries to children.
- Chicks, turtles, or other animals that pose a significant risk of salmonella infection to those who handle them.
- Pigeons, doves, mynahs, psittacines, and birds of other species that are hosts to the organisms that cause psittacosis in humans.
- Snakes or other kinds of reptiles.

C. PET AGREEMENT

Residents who have been approved to have a pet must enter into a Pet Agreement with the CCHA.

The Resident will certify, by signing the Pet Agreement, that the Resident will adhere to the following rules:

- Agree that the resident is responsible and liable for all damages caused by their pet(s).
- All complaints of cruelty and all dog bites will be referred to animal control or applicable agency for investigation and enforcement.
- All common household pets are to be fed inside the apartment. Feeding is not allowed on porches, sidewalks, patios or other outside areas.
- Residents shall not feed any stray animals; doing so, or keeping stray or unregistered animals, will be considered having a pet without permission.
- No animals may be tethered or chained outside or inside the dwelling unit.
- When outside the dwelling unit, all pets must be on a leash or in an animal transport enclosure and under the control of a responsible individual.
- All fecal matter deposited by the pet(s) must be promptly and completely removed from any common area. Failure to do so will result in a Pet Waste Removal charge of \$25.00. All animal waste or the litter from litter boxes shall be picked up immediately by the pet owner, disposed of in sealed plastic trash bags, and placed in a trash bin. Litter shall not be disposed of by being flushed through a toilet or thrown outside on the grounds.
- The pet owner shall take precautions to ensure that pet does not urinate on Authority buildings. Where the Authority has determined that such deposits pose a health hazard or detract from the appearance of the buildings, the pet owner will either be responsible for the related cleanup or receive a bill for the direct cost thereof.
- Litter boxes shall be stored inside the resident's dwelling unit or in animal enclosures maintained within dwelling units AND must be removed and/or replaced regularly. Failure to do so will result in a Pet Waste Removal charge.

- The Resident/Pet Owner shall be responsible for the removal of waste from any animal or pet exercise area by placing it in a sealed plastic bag and disposing of it in an outside trash bin immediately.
- The resident/pet owner shall take adequate precautions to eliminate any animal or pet odors within or around the unit and to maintain the unit in a sanitary condition at all times.
- The right of management to enter dwelling unit when there is evidence that an animal left alone is in danger or distress, or is creating a nuisance.
- The right of management to seek impoundment and sheltering of any animal found to be maintained in violation of housing rules, pending resolution of any dispute regarding such violation, at owner's expense. The resident shall be responsible for any impoundment fees, and the CCHA accepts no responsibility for pets so removed.
- That failure to abide by any animal-related requirements or restrictions constitutes a violation of the "Resident Obligations" in the resident's Lease Agreement.
- Residents will prevent disturbances by their pets that interfere with the quiet enjoyment of the premises of other residents in their units or in common areas. This includes, but is not limited to, loud or continuous barking, howling, whining, biting, scratching, chirping, or other such activities.
- Residents/pet owners shall not alter their unit, patio, premises or common areas to create an enclosure for any animal. Installation of pet doors is prohibited.

D. PETS TEMPORARILY ON THE PREMISES

Pets which are not owned by a tenant will not be allowed.

Residents are prohibited from "Pet Sitting" of other pets that are not registered with the CCHA without prior CCHA approval.

Residents are prohibited from feeding or harboring stray animals.

This rule excludes visiting pet programs sponsored by a humane society or other nonprofit organizations and approved by the CCHA.

This rule excludes service animals which are assisting visiting persons with disabilities.

State or local laws governing pets temporarily in dwelling accommodations shall prevail.

E. ADDITIONAL FEES AND DEPOSITS FOR PETS

The resident/pet owner shall be required to pay a refundable pet deposit of one hundred fifty dollars (\$150) prior to the pet being brought onto the premises. The purpose of the pet deposit is to defray all reasonable costs directly attributable to the presence of a dog or cat.

The CCHA reserves the right to change or increase the required deposit by amendment to these rules.

The CCHA will place the Pet Deposit in an escrow account and will refund the deposit, plus any accrued interest, to the tenant, less any damage caused by the pet to the dwelling unit, upon removal of the pet or the owner from the unit.

The CCHA will return the Pet Deposit to the former tenant or to the person designated by the former tenant in the event of the former tenant's incapacitation or death.

The CCHA will provide the tenant or designee identified above with a written list of any charges against the pet deposit. If the tenant disagrees with the amount charged to the pet deposit, the CCHA will provide a meeting to discuss the charges.

All reasonable expenses incurred by the CCHA as the result of damages directly attributable to the presence of the pet will be the responsibility of the resident, including:

1. The cost of repairs and replacements to the dwelling unit;
2. Fumigation of the dwelling unit.

If the tenant is in occupancy when such costs occur, the tenant shall be billed for such costs as a current charge.

If such expenses occur as the result of a move-out inspection, they will be deducted from the pet deposit. The resident will be billed for any amount that exceeds the pet deposit.

The pet deposit will be refunded when the resident either moves out or no longer has a pet on the premises, whichever occurs first.

The expense of flea de-infestation shall be the responsibility of the resident.

Pet Deposits are not a part of rent payable by the resident.

F. ADDITIONAL PET FEES

The CCHA does not require a non-refundable nominal fee.

The CCHA reserves the right to change or increase the required deposit by amendment to these rules.

G. PET CARE

No pet (excluding fish) shall be left unattended in any apartment for a period in excess of twelve (12) hours.

All residents/pet owners shall be responsible for adequate care, nutrition, exercise and medical attention for his/her pet.

Residents/pet owners must recognize that other residents may have chemical sensitivities or allergies related to pets, or may be easily frightened or disoriented by animals. Pet owners must agree to exercise courtesy with respect to other residents, guests and CCHA staff.

H. RESPONSIBLE PARTIES

The resident/pet owner will be required to designate a responsible party for the care of the pet if the health or safety of the pet is threatened by the death or incapacity of the pet owner, or by other factors that render the pet owner unable to care for the pet.

I. INSPECTIONS

The CCHA may, after reasonable notice to the tenant during reasonable hours, enter and inspect the premises, in addition to other inspections allowed in order to determine whether or not pets are present and the condition of the pet and/or apartment.

The CCHA may enter and inspect the unit only if a documented complaint is received alleging that the conduct or condition of the pet in the unit constitutes a nuisance or threat to the health or safety of the pet, of the other occupants, other persons in the community or CCHA staff under applicable State or local law.

J. PET RULE VIOLATION NOTICE

If a determination is made on objective facts supported by written statements, that a resident/pet owner has violated the Pet Rule Policy, written notice will be served.

The Notice will contain a brief statement of the factual basis for the determination and the pet rule(s) that were violated. The notice will also state:

1. That the resident/pet owner has ten (10) Calendar Days from the effective date of the service of notice to correct the violation or make written request for a meeting to discuss the violation;
2. That the resident pet owner is entitled to be accompanied by another person of his or her choice at the meeting; and
3. That the resident/pet owner's failure to correct the violation, request a meeting, or appear at a requested meeting may result in initiation of procedures to terminate the pet owner's tenancy.

If the pet owner requests a meeting within the ten (10) day period, the meeting will be scheduled no later than three (3) Calendar Days before the effective date of service of the notice, unless the pet owner agrees to a later date in writing.

K. NOTICE FOR PET REMOVAL

If the resident/pet owner and the PHA are unable to resolve the violation at the meeting or the pet owner fails to correct the violation in the time period allotted by the PHA, the PHA may serve notice to remove the pet.

The Notice shall contain:

1. A brief statement of the factual basis for the PHA's determination of the Pet Rule that has been violated;
2. The requirement that the resident /pet owner must remove the pet within ten (10) Calendar Days of the notice; and
3. A statement that failure to remove the pet may result in the initiation of termination of tenancy procedures.

L. TERMINATION OF TENANCY

The CCHA may initiate procedures for termination of tenancy based on a pet rule violation if:

1. The pet owner has failed to remove the pet or correct a pet rule violation within the time period specified; and
2. The pet rule violation is sufficient to begin procedures to terminate tenancy under terms of the lease.

M. PET REMOVAL

If the death or incapacity of the pet owner threatens the health or safety of the pet, or other factors occur that render the owner unable to care for the pet, the situation will be reported to the Responsible Party designated by the resident/pet owner (includes pets who are poorly cared for or have been left unattended for over eight (8) hours).

If the responsible party is unwilling or unable to care for the pet, or if the CCHA after reasonable efforts cannot contact the responsible party, the CCHA may contact the appropriate State or local agency and request the removal of the pet. If the pet is removed as a result of any aggressive act on the part of the pet, the pet will not be allowed back on the premises.

N. EMERGENCIES

The CCHA will take all necessary steps to insure that pets that become vicious, display symptoms of severe illness, or demonstrate behavior that constitutes an immediate threat to the health or safety of others, are referred to the appropriate State or local entity authorized to remove such animals.

If it is necessary for the CCHA to place the pet in a shelter facility, the cost will be the responsibility of the tenant/pet owner.

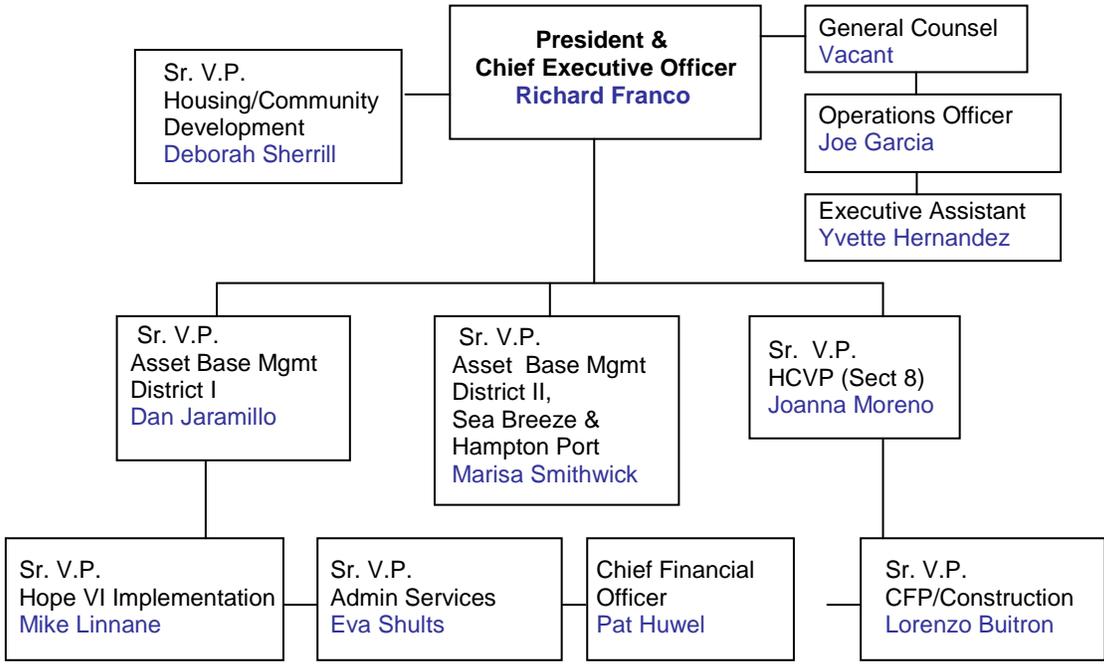
Corpus Christi Housing Authority

Section 8 Homeownership Program Capacity Statement Attachment TX008g01

The Housing Authority demonstrates its capacity to administer the Section 8 Homeownership program as described below:

- The Corpus Christi Housing Authority has administered a Homeownership Program since 2004.
- The agency employs one full-time Homeownership Coordinator to determine Homeownership program eligibility, educate lenders, realtors and community about the program, conduct homeownership orientations, conduct homebuyer counseling and post-homebuyer counseling as needed
- The current Homeownership Coordinator has completed and obtained certification for the Texas Statewide Homebuyer Education Program through Neighbor Works in collaboration with the Texas Department of Housing and Community Affairs. Additionally, the coordinator is also a Texas certified real estate agent. The Sr. Vice President overseeing the Homeownership Program has also completed the Texas Statewide Homebuyer Education Program.
- To ensure program compliance, the Homeownership Coordinator and Sr.Vice President of Section 8 work in collaboration to enforce family obligations.

CCHA ASSET BASE MANAGEMENT EXECUTIVE STAFF



**Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities**

Activities for Year 1	Activities for Year: 2 FFY Grant: 2009 PHA FY: 2010			Activities for Year: 2 FFY Grant: 2009 PHA FY: 2010		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimate
See	PHA WIDE	Operations-1406	210,000.00			
	PHA WIDE	Management Improvements-1408	72,000.00	TX 08-08	Dwelling Structures-1460	
		CFP Staff Training	15,000.00	Clairelaine Gardens	Renovations of kitchen, bath and living areas	
		Drug Elimination	20,000.00	Phase IV	to include: lavatory, toilet, bath tub, bath vanity,	
Annual		Consultant Fees	2,000.00		interior doors, drywall replacement, interior/	
		Energy Audit	35,000.00		exterior lights, VCT floors, kitchen cabinets,	
	PHA WIDE	Administration-1410	230,000.00		counter tops, range hoods, paint interior/exterior	
		Salaries and benefits	220,000.00		exterior doors complete with locks, electrical	
		Sundry	10,000.00		upgrades, plumbing upgrade, and asbestos	
	PHA WIDE	Audit-1411	5,000.00		abatement.	
					42 Units	1
		Fees and Costs-1430	155,000.00			
		A & E	124,000.00	TX 08-01	Dwelling Structures-1460	
		Printing	5,000.00	Wiggins	Wiggins Infrastructure sewer & water lines	
		State Fees and Inspection Fees	7,000.00			
		Asbestos Survey/LBP Survey	7,000.00			
		Environmental Reviews	12,000.00	TX 08-10A	Dwelling Structures-1460	
	PHA WIDE	Site Improvements-1450	0.00	Treyway Terrace	PH I - Roof Replacements/Repairs	
			0.00			
		Dwelling Equipment-Non Expendable-1465	53,600.00			
	TX 08-10A	Stoves & Refrigerators Clairelaine PH-IV 42	33,600.00			
		Stoves and Refrigerators Ruth Mary Price Place-PH-I 25	20,000.00			
		Non-Dwelling Equipment-1475	0.00			
		Equipment	0.00			
		Relocation Costs-1495	40,200.00			
	TX 08-10A	Clairelaine Phase IV 40	25,200.00			
		Ruthmary Price Place-Phase I 40	15,000.00			
		Mod for Development-1499	24,494.00			
		Contingency-1502	100,000.00			
		TOTAL CFP ESTIMATED COST	890,294.00		TOTAL CFP ESTIMATED COST	1

**Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities**

Activities for Year 1	Activities for Year: 3 FFY Grant: 2010 PHA FY: 2011			Activities for Year: 3 FFY Grant: 2010 PHA FY: 2011		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimate
See	PHA WIDE	Operations-1406	210,000.00			
	PHA WIDE	Management Improvements-1408	47,000.00	TX 08-02	Dwelling Structures-1460	
		CFP Staff Training	15,000.00	Navarro Place	Renovations of kitchen, bath and living areas	
		Drug Elimination	20,000.00	Phase I	to include: lavatory, toilet, bath tub, bath vanity,	
Annual		Consultant Fees	12,000.00		interior doors, drywall replacement, interior/	
		Energy Audit	0.00		exterior lights, VCT floors, kitchen cabinets,	
	PHA WIDE	Administration-1410	230,000.00		counter tops, range hoods, paint interior/exterior	
		Salaries and benefits	220,000.00		exterior doors complete with locks, electrical	
		Sundry	10,000.00		upgrades, plumbing upgrade, and asbestos	
	PHA WIDE	Audit-1411	2,500.00		abatement.	
					43 Units	1
		Fees and Costs-1430	157,000.00			
		A & E	120,000.00	TX 08-11	Dwelling Structures-1460	
		Printing	5,000.00	Ruthmary Price	Renovations of kitchen, bath and living areas	
		State Fees and Inspection Fees	10,000.00	Phase II	lavatory, toilet, bath tub, interior doors,	
		Asbestos Survey/LBP Survey	10,000.00		drywall replacement, interior/exterior lights	
		Environmental Reviews	12,000.00		VCT floors, cabinets, counter tops, range hoods,	
	PHA WIDE	Site Improvements-1450	0.00		paint interior/exterior, electrical upgrades,	
					exterior doors complete with locks, plumbing	
					upgrades, and asbestos abatement.	
					26 Units	
		Dwelling Equipment-Non Expendable-1465	55,200.00			
	TX 08-10A	Stoves & Refrigerators Ruthmary Price Place PH II 31	20,800.00	TX 08-10A		
		Stoves and Refrigerators Navarro Place PH-I 43	34,400.00	Treyway Terrace	Phase II - Roof Replacements/Repairs	
		Non-Dwelling Equipment-1475	4,400.00			
		Equipment	4,400.00			
		Relocation Costs-1495	41,400.00			
	TX 08-10A	Ruthmary Price Place PH I 26	15,600.00			
		Navarro Place PH I 43	25,800.00			
		Contingency-1502	90,000.00			
		TOTAL CFP ESTIMATED COST	837,500.00		TOTAL CFP ESTIMATED COST	1

**Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities**

Activities for Year 1	Activities for Year: 4 FFY Grant: 2011 PHA FY: 2012			Activities for Year: 4 FFY Grant: 2011 PHA FY: 2012		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimate
See	PHA WIDE	Operations-1406	210,000.00			
	PHA WIDE	Management Improvements-1408	37,000.00	TX 08-02	Dwelling Structures-1460	
		CFP Staff Training	15,000.00	Navarro Place	Renovations of kitchen, bath and living areas	
		Drug Elimination	20,000.00	Phase II	to include: lavatory, toilet, bath tub, bath vanity,	
Annual		Consultant Fees	2,000.00		interior doors, drywall replacement, interior/	
		Energy Audit	0.00		exterior lights, VCT floors, kitchen cabinets,	
	PHA WIDE	Administration-1410	232,000.00		counter tops, range hoods, paint interior/exterior	
		Salaries and benefits	220,000.00		exterior doors complete with locks, electrical	
		Sundry	12,000.00		upgrades, plumbing upgrade, and asbestos	
	PHA WIDE	Audit-1411	5,000.00		abatement.	
					66 Units	1
		Fees and Costs-1430	159,000.00			
		A & E	107,000.00			
		Printing	5,000.00			
		State Fees and Inspection Fees	20,000.00			
		Asbestos Survey/LBP Survey	20,000.00			
		Environmental Reviews	7,000.00			
	PHA WIDE	Site Improvements-1450	0.00			
		Dwelling Equipment-Non Expendable-1465	60,080.00			
	TX 08-10A	Stoves and Refrigerators Navarro Place PH-II 66	60,080.00			
			0.00			
		Non-Dwelling Equipment-1475	31,994.00			
		Equipment	31,994.00			
		Relocation Costs-1495	41,580.00			
	TX 08-10A	Navarro Place PH II 66	41,580.00			
		Mod Used For Development-1499	65,000.00			
			65,000.00			
		Contingency-1502	100,000.00			
		TOTAL CFP ESTIMATED COST	941,654.00		TOTAL CFP ESTIMATED COST	1

**Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities**

Activities for Year 1	Activities for Year: 5 FFY Grant: 2012 PHA FY: 2013			Activities for Year: 5 FFY Grant: 2012 PHA FY: 2013		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimate
See	PHA WIDE	Operations-1406	210,000.00			
	PHA WIDE	Management Improvements-1408	92,000.00	TX 08-02	Dwelling Structures-1460	
		CFP Staff Training	15,000.00	Navarro Place	Renovations of kitchen, bath and living areas	
		Drug Elimination	20,000.00	Phase III	to include: lavatory, toilet, bath tub, bath vanity,	
Annual		Consultant Fees	2,000.00		interior doors, drywall replacement, interior/	
		Energy Audit	55,000.00		exterior lights, VCT floors, kitchen cabinets,	
	PHA WIDE	Administration-1410	247,000.00		counter tops, range hoods, paint interior/exterior	
		Salaries and benefits	235,000.00		exterior doors complete with locks, electrical	
		Sundry	12,000.00		upgrades, plumbing upgrade, and asbestos	
	PHA WIDE	Audit-1411	5,000.00		abatement.	
					66 Units	1
		Fees and Costs-1430	110,000.00			
		A & E	80,000.00			
		Printing	5,000.00			
		State Fees and Inspection Fees	8,000.00			
		Asbestos Survey/LBP Survey	10,000.00			
		Environmental Reviews	7,000.00			
	PHA WIDE	Site Improvements-1450	0.00			
		Dwelling Equipment-Non Expendable-1465	60,080.00			
	TX 08-10A	Stoves and Refrigerators Navarro Place PH-III 66	60,080.00			
		Non-Dwelling Equipment-1475	0.00			
		Equipment	0.00			
		Relocation Costs-1495	41,580.00			
	TX 08-10A	Navarro Place PH III 66	41,580.00			
		Mod Used for Development-1499	40,500.00			
			40,500.00			
		Contingency-1502	100,000.00			
		TOTAL CFP ESTIMATED COST	906,160.00		TOTAL CFP ESTIMATED COST	1

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

PHA Name: Housing Authority of the City of Corpus Christi	Grant Type and Number:CFP Capital Fund Program No: TX 59P008501-07 Replacement Housing Factor Grant No:	Federal FY of Grant: 2007
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Original Annual Statement
 Reserved for Disasters/Emergencies
 Revised Annual Statement/Revision Number _____
 Performance and Evaluation Report for Program Month Ending 2/29/08
 Final Performance and Evaluation Report for Program Year Ending _____

No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses	185,000.00	0.00	0.00	0.00
3	1408 Management Improvements	47,000.00	0.00	0.00	0.00
4	1410 Administration	232,000.00	0.00	0.00	0.00
5	1411 Audit	5,000.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	157,000.00	0.00	0.00	0.00
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	182,999.00	0.00	0.00	0.00
10	1460 Dwelling Structures	1,702,060.00	0.00	0.00	0.00
11	1465.1 Dwelling Equipment-Nonexpendable	36,000.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	25,000.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	28,000.00	0.00	0.00	0.00
18	1499 Development Activities	40,000.00	0.00	0.00	0.00
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	125,000.00	0.00	0.00	0.00
21	Amount of Annual Grant (sums of lines 2-20)	2,765,059.00	0.00	0.00	0.00
22	Amount of line 21 Related to LBP Activities	0.00	0.00	0.00	0.00
23	Amount of Line 21 Related to Section 504 Compliance	0.00	0.00	0.00	0.00
24	Amount of Line 21 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
26	Amount of Line 21 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

Signature of Chief Executive Officer and Date

X _____

Signature of Public Housing Director and Date

X _____

1 To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

Previous edition is obsolete

form HUD-52837 (9/98)

Annual Statement/Performance and Evaluation Report 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: CFP					Federal FY of Grant:	
Corpus Christi Housing Authority		Capital Fund Program No: TX 59P008501-07					2007	
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	2005 Grant Total			2,765,059.00	0.00	0.00	0.00	
PHA WIDE	Operations	1406		185,000.00	0.00	0.00	0.00	
	Operations			165,000.00	0.00	0.00	0.00	
	HA Staff Training			20,000.00	0.00	0.00	0.00	
PHA WIDE	Management Improvements	1408		47,000.00	0.00	0.00	0.00	
	CFP Staff Training			20,000.00	0.00	0.00	0.00	
	Drug Elimination			20,000.00	0.00	0.00	0.00	
	Consultant / Management Fees			7,000.00	0.00	0.00	0.00	
PHA WIDE	Administraion	1410		232,000.00	0.00	0.00	0.00	
	Salaries & Benefits			220,000.00	0.00	0.00	0.00	
	Sundry			12,000.00	0.00	0.00	0.00	
PHA WIDE	Audit	1411		5,000.00	0.00	0.00	0.00	
				5,000.00	0.00	0.00	0.00	
PHA WIDE	Fees & Costs	1430		157,000.00	0.00	0.00	0.00	
	A& E			100,000.00	0.00	0.00	0.00	
	Printing			5,000.00	0.00	0.00	0.00	
	State Fees and Inspection Fees			15,000.00	0.00	0.00	0.00	
	Asbestos Survey/LBP Survey			25,000.00	0.00	0.00	0.00	
	Environmental Reviews			12,000.00	0.00	0.00	0.00	
PHA WIDE	Site Improvements	1450		182,999.00	0.00	0.00	0.00	
TX 08-15, TX 08-12	PHA WIDE			182,999.00	0.00	0.00	0.00	
X 08-10B, TX 08-10A				0.00	0.00	0.00	0.00	
Alaniz, McKinzie								
Leeward & Treyway								

Signature of Executive Director and Date
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Signature of Public Housing Director and Date
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Annual Statement/Performance and Evaluation Report 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: CFP						Federal FY of Grant:
Corpus Christi Housing Authority		Capital Fund Program No: TX 59P008501-07						2007
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-08	Dwelling Structures	1460	40	1,372,500.00	0.00	0.00	0.00	
Calirelaine	Renovations of kitchen, baths, & living areas to							
Phase II	include lavatory, toilet, bath tub, bath vanity,			1,372,500.00	0.00	0.00	0.00	
	interior doors, drywall replacement, interior/							
	exterior lights, VCT floors, kitchen cabinets,							
	counter tops, range hoods, paint interior/exterior							
	new exterior doors complete with locks, electrical							
	upgrades, plumbing upgrades, wall heaters and							
	asbestos abatement.							
TX 08-15	Dwelling Structures	1460		329,560.00	0.00	0.00	0.00	
Alaniz	Interior Painting/Renovate bathrooms							
	& Ductwork Repairs			329,560.00	0.00	0.00	0.00	
	Dwelling Structures	1460		0.00	0.00	0.00	0.00	
				0.00	0.00	0.00	0.00	
	Dwelling Structures	1460		0.00	0.00	0.00	0.00	
				0.00	0.00	0.00	0.00	

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- 1 To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
 2 To be completed for the Performance and Evaluation Report

Previous edition is obsolete

form HUD-52837 (9/98)
 ref Handbook 7485.3

Annual Statement/Performance and Evaluation Report and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages								
PHA Name: Corpus Christi Housing Authority		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-07 Replacement Housing Factor Grant No:					Federal FY of Grant: 2007	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-08	Dwelling Equipment-NonExpendable	1465	40	36,000.00	0.00	0.00	0.00	
Clairelaine Gardens	Replace Stoves and Refrigerators		45 Units	36,000.00	0.00	0.00	0.00	
Phase II								
PHA WIDE	Non-Dwelling Structures	1470		0.00	0.00	0.00	0.00	
				0.00	0.00	0.00	0.00	
PHA WIDE	Non-Dwelling Equipment	1475		25,000.00	0.00	0.00	0.00	
				25,000.00	0.00	0.00	0.00	
PHA WIDE	Relocations	1495		28,000.00	0.00	0.00	0.00	
	Calirelaine Phase II		45	28,000.00	0.00	0.00	0.00	
PHA WIDE	Mod used for Development	1499		40,000.00	0.00	0.00	0.00	
				40,000.00	0.00	0.00	0.00	
PHA WIDE	Contingency	1502		125,000.00	0.00	0.00	0.00	
				125,000.00	0.00	0.00	0.00	

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Annual Statement/Performance and Evaluation Report and Evaluation Report

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

Part III: Implementation Schedule

PHA Name: Corpus Christi Housing Authority			Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-07 Replacement Housing Factor Grant No:				Federal FY of Grant: 2007
Development Number/ Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Operations	9/30/2008			9/30/2010			
Management Improvements	9/30/2008			9/30/2010			
Administration	9/30/2008			9/30/2010			
Fees & Costs	9/30/2008			9/30/2010			
Site Improvements	9/30/2008			9/30/2010			
TX 08-10A Treyway Terrace Phase I	9/30/2008			9/30/2010			
TX-08-13 Parkway Homes II	9/30/2008			9/30/2010			
Dwelling Equipment Non-Expendable	9/30/2008			9/30/2010			
Non-Dwelling Structures	9/30/2008			9/30/2010			
Non-Dwelling Equipment	9/30/2008			9/30/2010			
Relocations	9/30/2008			9/30/2010			
Contingency	9/30/2008			9/30/2010			

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

PHA Name: Housing Authority of the City of Corpus Christi	Grant Type and Number:CFP Capital Fund Program No: TX 59P008501-06 Replacement Housing Factor Grant No:	Federal FY of Grant: 2006
Date 04/18/07		

Original Annual Statement
 Reserved for Disasters/Emergencies
 Revised Annual Statement/Revision Number 2
 Performance and Evaluation Report for Program Month Ending 2/29/08
 Final Performance and Evaluation Report for Program Year Ending _____

No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses	120,000.00	120,000.00	105,947.25	105,947.25
3	1408 Management Improvements	37,000.00	37,000.00	5,153.26	5,153.26
4	1410 Administration	234,000.00	397,285.00	304,919.94	297,215.47
5	1411 Audit	2,500.00	2,500.00	2,500.00	2,500.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	118,200.00	113,200.00	77,090.52	28,090.52
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	105,776.00	99,342.50	0.00	0.00
10	1460 Dwelling Structures	1,646,089.00	1,596,072.14	253,877.14	253,877.14
11	1465.1 Dwelling Equipment-Nonexpendable	32,000.00	32,000.00	0.00	0.00
12	1470 Nondwelling Structures	150,000.00	150,000.00	0.00	0.00
13	1475 Nondwelling Equipment	20,000.00	20,000.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	8,409.85	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	24,000.00	24,000.00	0.00	0.00
18	1499 Development Activities	100,000.00	100,000.00	5,211.83	5,211.83
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	100,000.00	77,626.36	0.00	0.00
21	Amount of Annual Grant (sums of lines 2-20)	2,689,565.00	2,769,026.00	763,109.79	697,995.47
22	Amount of line 21 Related to LBP Activities	0.00	0.00	0.00	0.00
23	Amount of Line 21 Related to Section 504 Compliance	0.00	0.00	0.00	0.00
24	Amount of Line 21 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
26	Amount of Line 21 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

Capital Fund Program Tables

Page 1 of 5

Signature of Executive Director and Date

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

Part II: Supporting Pages

PHA Name: Corpus Christi Housing Authority		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-06 Replacement Housing Factor Grant No:						Federal FY of Grant: 2006
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
2005 Grant Total				2,689,565.00	2,769,026.00	849,103.44	697,995.47	
PHA WIDE	Operations	1406		120,000.00	120,000.00	105,947.25	105,947.25	
	Operations			100,000.00	100,000.00	100,000.00	100,000.00	
	HA Staff Training			20,000.00	20,000.00	5,947.25	5,947.25	
PHA WIDE	Management Improvements	1408		37,000.00	37,000.00	5,153.26	5,153.26	
	CFP Staff Training			20,000.00	20,000.00	5,153.26	5,153.26	
	Drug Elimination			15,000.00	15,000.00	0.00	0.00	
	Consultant / Management Fees			2,000.00	2,000.00	0.00	0.00	
PHA WIDE	Administarai on	1410		234,000.00	397,285.00	304,919.94	297,215.47	
	Salaries & Benefits			220,000.00	383,285.00	290,919.94	290,919.94	Rec'd 163,285 from 1460
	Sundry			14,000.00	14,000.00	14,000.00	6,295.53	Exp. 21,993.28/Feb. Salaries
PHA WIDE	Audit	1411		2,500.00	2,500.00	2,500.00	2,500.00	
				2,500.00	2,500.00	2,500.00	2,500.00	
PHA WIDE	Fees & Costs	1430		118,200.00	113,200.00	77,090.52	28,090.52	
CLAIRELAINE	A& E			75,000.00	70,000.00	70,000.00	21,000.00	Moved 5,000 to 1502
TX 08-08	Printing			5,000.00	5,000.00	276.52	276.52	Signed Contract 10-1-07
	State Fees and Inspection Fees			10,000.00	10,000.00	0.00	0.00	87.76 - my error, this should be line #1410
	Asbestos Survey/LBP Survey			14,200.00	14,200.00	6,814.00	6,814.00	
	Environmental Reviews			14,000.00	14,000.00	0.00	0.00	
PHA WIDE	Site Improvements	1450		105,776.00	99,342.50	94,403.50	0.00	
TX08-01 & TX08-10B	Design-Build Storage Buildings			105,776.00	94,403.50	94,403.50	0.00	Moved 11,372.50 to 1502
Wiggins & Leeward				0.00	0.00	0.00	0.00	
PHA WIDE	Site Improvements	1450		4,939.00	4,939.00	4,939.00	0.00	
(See Above)	Change Orders for Design-Build Storage Buildings			4,939.00	4,939.00	4,939.00	0.00	Rec'd 4,939 from 1502

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Annual Statement/Performance and Evaluation Report 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: CFP					Federal FY of Grant:	
Corpus Christi Housing Authority		Capital Fund Program No: TX 59P008501-06					2006	
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-08	Dwelling Structures	1460	40	1,275,000.00	1,275,000.00	0.00	0.00	
Clairelaine	Renovations of kitchen, baths, & living areas to include lavatory, toilet, bath tub, bath vanity, interior doors, drywall replacement, interior/exterior lights, VCT floors, kitchen cabinets, counter tops, range hoods, paint interior/exterior new exterior doors complete with locks, electrical upgrades, plumbing upgrades, wall heaters and asbestos abatement.			1,275,000.00	1,275,000.00	0.00	0.00	
PHA Wide	Dwelling Structures	1460		65,065.00	65,065.00	0.00	0.00	
				65,065.00	65,065.00	0.00	0.00	
								Original budget 224,085.00
TX 08-03	Dwelling Structures	1460		306,024.00	222,200.00	222,200.00	222,200.00	Extra Funds 79,461.00
D.N. Leathers	Painting & decorative trim - Exterior			306,024.00	222,200.00	222,200.00	222,200.00	from HUD - Revise 1 Signed Contract 10-4-07 220,200.00
TX 08-02	Dwelling Structures	1460						Moved 163,285 to 1410/Salaries-Benefits
Navarro	Painting & decorative trim - Exterior							Exp. 8,409.85
TX 08-10C								Moved 1,393.72 Credit to 1502
Parkway Homes I	Change Orders-Parkway Homes I Split Grant from CFP2005	1460		0.00	8,409.85	8,409.85	8,409.85	Rec'd 4,835.95 - C/O #1 thru #3 - Parkway Homes I Rec'd. 4967.62 from 1 502
TX 08-10A				0.00	8,409.85	8,409.85	8,409.85	
Treyway Terrace	Change Orders - Treyway PH IV Split Grant from CFP2005	1460		0.00	23,572.79	21,442.79	21,442.79	Rec'd 6,252.79 C/O #1 thru #6 - Treyway PH IV Rec'd. 17320 from 1502 Exp. 20,922.79
				0.00	23,572.79	21,442.79	21,442.79	
TX 08-04, TX 08-07	Dwelling Structures	1460		0.00	1,824.50	1,824.50	1,824.50	Exp. 1,824.50/CO for Various Found.-Repairs
LA II & LA III	Change Orders for Foundation Repairs			0.00	1,824.50	1,824.50	1,824.50	from CPF-2005

Signature of Executive Director and Date

Signature of Public Housing Director and Date

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

Part II: Supporting Pages

PHA Name: Corpus Christi Housing Authority		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-06 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006		Status of Work
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-08 Clairelaine Gardens	Dwelling Equipment-NonExpendable Replace Stoves and Refrigerators	1465	40	32,000.00	32,000.00	0.00	0.00	
Phase 1								
PHA Wide TX08-02, TX08-08 Navarro Place Clairelaine Gardens	Non-Dwelling Structures Laundry Rooms	1470		150,000.00	150,000.00	0.00	0.00	
PHA WIDE	Non-Dwelling Equipment Vehicles/Lawn Equipment	1475		20,000.00	20,000.00	0.00	0.00	
PHA WIDE	Relocations	1495		24,000.00	24,000.00	0.00	0.00	
	Calirelaine Phase I		40	24,000.00	24,000.00	0.00	0.00	
PHA WIDE	Mod used for Development	1499		100,000.00	100,000.00	5,211.83	5,211.83	Exp. 5,211.83-Urban Planning
				100,000.00	100,000.00	5,211.83	5,211.83	Moved 1,824.50 to various roof/found. Repairs-C/O
PHA WIDE	Contingency	1502		100,000.00	77,626.36	0.00	0.00	Moved 6,252.79 C/O #1 thru #6 - Treyway PH IV Moved 4,835.95 - C/O #1 thru #3 - Parkway Homes I Recd 5000. from A&E 1430 Moved 17,320.00 to Treyway CO Rec'd 11372.5 from 1450 Moved 4939. to 1450 C.O. Moved 4967.62 to Parkway CO Rec'd. 55,596.50 from 1470
				100,000.00	77,626.36	0.00	0.00	C.O. for Design-Build Rec'd 1,393.72 from 1460

Capital Fund Program Tables

Page 4 of 5

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

PHA Name: Corpus Christi Housing Authority		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-06 Replacement Housing Factor Grant No:					Federal FY of Grant: 2006	
Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
Operations	9/30/2008			9/30/2010				
Management	9/30/2008			9/30/2010				
Improvements								
Administration	9/30/2008			9/30/2010				
Fees & Costs	9/30/2008			9/30/2010				
Site Improvements	9/30/2008			9/30/2010				
TX 08-10A Trey Terrace Phase I	9/30/2008			9/30/2010				
TX-08-13 Parkway Homes II	9/30/2008			9/30/2010				
Dwelling Equipment Non-Expendable	9/30/2008			9/30/2010				
Non-Dwelling Structures	9/30/2008			9/30/2010				
Non-Dwelling Equipment	9/30/2008			9/30/2010				
Relocations	9/30/2008			9/30/2010				
Contingency	9/30/2008			9/30/2010				

Capital Fund Program Tables

Page __ 5 of 5

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

PHA Name: Housing Authority of the City of Corpus Christi	Grant Type and Number:CFP Capital Fund Program No: TX 59P008501-05 Replacement Housing Factor Grant No:	Federal FY of Grant: 2005
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Original Annual Statement Reserved for Disasters/Emergencies Revised Annual Statement/Revision Number 14
 Performance and Evaluation Report for Program Month Ending 2/29/08 Final Performance and Evaluation Report for Program Year Ending _____

No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses	120,000.00	324,612.40	324,612.40	324,612.40
3	1408 Management Improvements	45,000.00	11,128.11	11,128.11	11,128.11
4	1410 Administration	230,000.00	224,497.73	224,497.73	224,497.73
5	1411 Audit	10,000.00	10,000.00	10,000.00	10,000.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	184,000.00	103,026.83	103,026.83	100,898.90
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	33,371.00	0.00	0.00	0.00
10	1460 Dwelling Structures	1,749,464.00	1,945,572.93	1,945,572.93	1,945,572.93
11	1465.1 Dwelling Equipment-Nonexpendable	38,400.00	38,400.00	38,400.00	35,199.00
12	1470 Nondwelling Structures	150,000.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	30,000.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	35,200.00	35,200.00	35,200.00	1,030.84
18	1499 Development Activities	100,000.00	125,000.00	125,000.00	125,000.00
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	100,000.00	7,997.00	7,997.00	7,997.00
21	Amount of Annual Grant (sums of lines 2-20)	2,825,435.00	2,825,435.00	2,825,435.00	2,785,936.91
22	Amount of line 21 Related to LBP Activities	0.00	0.00	0.00	0.00
23	Amount of Line 21 Related to Section 504 Compliance	0.00	0.00	0.00	0.00
24	Amount of Line 21 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
26	Amount of Line 21 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

Capital Fund Program Tables

Page 1 of 5

Signature of Executive Director and Date

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

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Corpus Christi		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-05 Replacement Housing Factor Grant No:						Federal FY of Grant: 2005	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Funds Obligated	Funds Expended		
	2005 Grant Total			2,825,435.00	2,825,435.00	2,825,435.00	2,651,409.91	Rec'd 8,871.89 from 1408/CFP Staff Trng. Rec'd 142.60 from 1410/Sundry Rec'd 3403 from 1430	
PHA WIDE	Operations	1406		120,000.00	324,612.40	324,612.40	324,612.40	Rec'd 15,000 from 1430	
	Operations			100,000.00	316,670.12	316,670.12	316,670.12	Rec'd 14,493 from 1430	
	HA Staff Training			20,000.00	7,942.28	7,942.28	7,942.28	Rec'd 10,077.17 from 1430	
								Rec'd 54,773 from 1460/Claire. Roofs Rec'd 2,835 from 1475	
								Rec'd 69,616.07 from 1502	
								Rec'd 15,359.67 from 1410/Salaries Rec'd 18000 from 1460 Parkway Homes I	
PHA WIDE	Management Improvements	1408		45,000.00	11,128.11	11,128.11	11,128.11	Oblig. 2300 & moved 8,871.89 to 1406/Oper. Moved 20,000 to 1499/Mod for Devl. Moved 5,000 to 1499/Mod for Devl.	
	CFP Staff Training			20,000.00	11,128.11	11,128.11	11,128.11		
	Drug Elimination			20,000.00	0.00	0.00	0.00		
	Consultant / Management Fees			5,000.00	0.00	0.00	0.00		
PHA WIDE	Administration	1410		230,000.00	224,497.73	224,497.73	224,497.73	Rec'd 10,000 from 1502 (Revision 3) Move 15,359.67 to 1406/Oper.	
	Salaries & Benefits			220,000.00	204,640.33	204,640.33	204,640.33	Moved 142.60 to 1406/Oper.	
	Sundry			10,000.00	19,857.40	19,857.40	19,857.40		
PHA WIDE	Audit	1411		10,000.00	10,000.00	10,000.00	10,000.00		
				10,000.00	10,000.00	10,000.00	10,000.00		
PHA WIDE	Fees & Costs	1430		184,000.00	103,026.83	103,026.83	100,898.90	Moved 18,000 to 1460 foundations/roof Signed Contract 6/21 - Dykema 42,000 Signed Contract 10/2-Dykema Plans & Specs/Treyway PH IV-751.55 Moved 3403. to 1406/Oper. Mov 15,000 to 1406/Oper. Treyway & Pkwy Environmental Review Moved 20,000 to 1460-foundations/roofs Move 14,493 to 1406/Operations Move 10,077.17 to 1406/Oper.	
	A & E Phase IV-Treyway		42	60,000.00	42,000.00	42,000.00	42,000.00		
	A& E -Parkway Homes I		22	50,000.00	30,000.00	30,000.00	27,872.07		
	Printing			5,000.00	1,597.00	1,597.00	1,597.00		
	State Fees and Inspection Fees			15,000.00	0.00	0.00	0.00		
	Asbestos Survey/LBP Survey			30,000.00	15,507.00	15,507.00	15,507.00		
	Environmental Reviews/Assessments			24,000.00	13,922.83	13,922.83	13,922.83		
PHA WIDE	Site Improvements	1450		33,371.00	0.00	0.00	0.00		
	PHA WIDE			33,371.00	0.00	0.00	0.00	moved 33,371 to 1460/Found. & Roofs	
				0.00	0.00	0.00	0.00		

Signature of Executive Director and Date

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Signature of Public Housing Director and Date

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Annual Statement/Performance and Evaluation Report 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: CFP						Federal FY of Grant:
Housing Authority of the City of Corpus Christi		Capital Fund Program No: TX 59P008501-05						2005
		Replacement Housing Factor Grant No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
TX 08-10A	Dwelling Structures	1460	32	1,115,000.00	943,700.00	943,700.00	943,700.00	
Treyway Phase IV	Renovations of kitchen, baths, living areas to include lavatory, toilet, bath tub, interior doors, drywall replacement, interior/exterior lights, VCT floors, kitchen cabinets, counter-tops, bath vanity, range hoods, paint interior, gas furnances, condenser units/evaporator coils and electrical upgrade. Remove and replace rotted decking and composition shingles.			1,115,000.00	943,700.00	943,700.00	943,700.00	Signed Contract for 32 units, not 42
								Moved 171,300. to 1460/Claireline Roofs
								Exp. 13,421.43
								Exp. 75,539.49
TX 08-10C	Dwelling Structures	1460	22	500,000.00	482,000.00	482,000.00	482,000.00	
Parkway Homes I	Renovations of kitchen, bath, living areas to include lavatory, toilet, bath tub, interior doors, drywall replacement, interior/exterior lights, VCT floors, kitchen cabinets, counter-tops, bath vanity, range hoods, paint interior, electrical upgrade. Install new front and rear doors with new locks, water heater closet doors and furnace, condenser units/evaporator coils.			500,000.00	482,000.00	482,000.00	482,000.00	Signed Contract June 14, 2007
								Moved 18,000.00 to 1406 Operations
								Exp. 167531.23
								Rec. 33,371 from 1450
								Rec. 28,688 from 1460
								Red. 105,776 from 1460
								Rec. 150,000 from 1470
PHA WIDE	Dwelling Structures	1460		0.00	368,666.00	368,666.00	368,666.00	Rec. 27,165 from 1475
TX 08-06, 08-07	LaArmada II & LaArmada III Foundation Repairs							Original budgeted 363,000.00
TX 08-02, 08-08	Navarro, Clairelaine & Ruthmary Price Roof Repairs							Rec'd 20,000 from 1430-Parkway I-A&E
TX 08-11	Ruthmary Price Roof Repairs							Signed Found. Repairs Contract-130,700
TX 08-06, 08-07	LaArmada II & LaArmada III Foundation Repairs			0.00	130,700.00	130,700.00	130,700.00	Signed Roof Repairs Contract-237,966
TX 08-02, 08-08	Navarro, Clairelaine & Ruthmary Price Roof Repairs			0.00	237,966.00	237,966.00	237,966.00	Moved 14334.00 to 1502
TX 08-11	Ruthmary Price Roof Repairs							Rec'd 18000 from 1430 Tryway A&E
								Total both contracts 368,666.00
								Signed Contract Aug. 2007
								Move 54,773. to 1406/Operations
								Overage from Treyway Phase IV from
								42 units to 32 units (171,300)
								Moved 18,000 from 1460-Pkwy Homes I
								Split Grant 2005/2006 for C.O.
PHA Wide	Dwelling Structures	1460		0.00	134,527.00	134,527.00	134,527.00	
TX 08-08	Clairelaine Roofs			0.00	134,527.00	134,527.00	134,527.00	
	Original Estimate 189,300.00							

Capital Fund Program Tables

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Signature of Executive Director and Date

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ref Handbook 7485.3

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

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Corpus Christi		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-05 Replacement Housing Factor Grant No:						Federal FY of Grant: 2005	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Funds Obligated	Funds Expended		
PHA WIDE	Dwelling Structures	1460		28,688.00	0.00	0.00	0.00	moved 28,688 to 1460/Found. & Roofs	
				28,688.00	0.00	0.00	0.00		
PHA WIDE	Dwelling Structures	1460		105,776.00	0.00	0.00	0.00	moved 105,776 to 1460/Found. & roofs	
	Laundromats			105,776.00	0.00	0.00	0.00		
TX 08-10A	Dwelling Structures	1460	48	0.00	16,679.93	16,679.93	16,679.93	Split Grant 2004/2005 CO to date	
Treyway	Change orders for Treyway Phase III							CO to date 13,965 from 1502 (Rev. 7)	
Phase III				0.00	16,679.93	16,679.93	16,679.93	used in error on Treyway PH III-cfp2004	
								Rec'd 1,856 from 1502	
								Rec'd 858.93 from 1502	
TX 08-10A	Dwelling Equipment-NonExpendable	1465	32	25,200.00	25,200.00	25,200.00	21,999.00		
Treyway									
Terrace Ph 4	Replace Stoves and Refrigerators			25,200.00	25,200.00	25,200.00	21,999.00		
TX 08-10C	Dwelling Equipment-NonExpendable	1465	22	13,200.00	13,200.00	13,200.00	13,200.00		
Parkway Homes									
I	Replace Stoves and Refrigerators			13,200.00	13,200.00	13,200.00	13,200.00		
PHA Wide	Non-Dwelling Structures	1470		150,000.00	0.00	0.00	0.00	moved 150,000 to 1460/Found. & roofs	
				150,000.00	0.00	0.00	0.00		
PHA WIDE	Non-Dwelling Equipment	1475		30,000.00	0.00	0.00	0.00	moved 27,165 to 1460/Found. & Roofs	
				30,000.00	0.00	0.00	0.00	Moved 2835. to 1406/Operations	
	Relocations	1495		35,200.00	35,200.00	35,200.00	1,030.84		
TX 08-10A	Treyway Terrace Phase IV		32	23,100.00	23,100.00	23,100.00	0.00		
TX 08-10C	Parkway Home I		22	12,100.00	12,100.00	12,100.00	1,030.84	Exp. 670.86/Parkway Homes I	
PHA WIDE	Development Activities	1499		100,000.00	125,000.00	125,000.00	125,000.00	Rec'd 25,000 from 1408	
				100,000.00	125,000.00	125,000.00	125,000.00		
PHA WIDE	Contingency	1502		100,000.00	7,997.00	7,997.00	7,997.00	Moved 2,026.00 to 1460/Treyway Ph 3 C.O.	
								Moved 10,000 to 1410/Sundry(Rev 3)	
								Moved 276.00 to 1460/Treyway Ph 3 C.O.	
								Moved 3,924 to 1460/Treyway Ph 3 C.O.	
				100,000.00	7,997.00	7,997.00	7,997.00	Moved 7,739 to 1460/Treyway Ph 3 C.O.	
								Moved 10,041 to 1460/Treyway PH 3 C.O.	
								Exp. 7,997 on 1/3/07 - Line #1465	
								Moved 1,856 to 1460/Treyway Ph 3 C.O.	
								Rec'd 14,334.00 from 1460/Found. & Roof Rprs	
								Moved 69,616.07 to 1406/Oper.	
								Moved 858.93 to 1460/Treyway Ph 3 C.O.	

Capital Fund Program Tables

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Signature of Executive Director and Date
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Signature of Public Housing Director and Date
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Annual Statement/Performance and Evaluation Report and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: Housing Authority of the City of Corpus Christi	Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-05 Replacement Housing Factor Grant No:	Federal FY of Grant: 2005
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Development Number/ Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Operations	9/30/2007			9/30/2009			
Management	9/30/2007			9/30/2009			
Improvements							
Administration	9/30/2007			9/30/2009			
Fees & Costs	9/30/2007			9/30/2009			
Site Improvements	9/30/2007			9/30/2009			
TX 08-10A	9/30/2007			9/30/2009			
Treway Terrace Phase I							
TX-08-13	9/30/2007			9/30/2009			
Parkway Homes II							
Dwelling Equipment Non-Expendable	9/30/2007			9/30/2009			
Non-Dwelling Structures	9/30/2007			9/30/2009			
Non-Dwelling Equipment	9/30/2007			9/30/2009			
Relocations	9/30/2007			9/30/2009			
Contingency	9/30/2007			9/30/2009			

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

PHA Name: Housing Authority of the City of Corpus Christi	Grant Type and Number:CFP Capital Fund Program No: TX 59P008501-04 Replacement Housing Factor Grant No:	Federal FY of Grant: 2004
Date 08/19/04		

Original Annual Statement Reserved for Disasters/Emergencies Revised Annual Statement/Revision Number 16
 Performance and Evaluation Report for Program Month Ending 3/04/08 **Final Performance and Evaluation Report for Program Year Ending 3/18/08**

No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses	120,000.00	340,728.83	340,728.83	340,728.83
3	1408 Management Improvements	82,096.00	12,543.77	12,543.77	12,543.77
4	1410 Administration	249,070.00	244,016.90	244,016.90	244,016.90
5	1411 Audit	5,000.00	5,000.00	5,000.00	5,000.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	187,000.00	140,665.92	140,665.92	140,665.92
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	95,811.00	0.00	0.00	0.00
10	1460 Dwelling Structures	1,985,322.00	2,018,155.90	2,018,155.90	2,018,155.90
11	1465.1 Dwelling Equipment-Nonexpendable	36,000.00	39,753.00	39,753.00	39,753.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	5,000.00	24,000.00	24,000.00	24,000.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	29,200.00	26,053.00	26,053.00	26,053.00
18	1499 Development Activities	0.00	0.00	0.00	0.00
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	90,000.00	33,581.68	33,581.68	33,581.68
21	Amount of Annual Grant (sums of lines 2-20)	2,884,499.00	2,884,499.00	2,884,499.00	2,884,499.00
22	Amount of line 21 Related to LBP Activities	0.00	0.00	0.00	0.00
23	Amount of Line 21 Related to Section 504 Compliance	0.00	0.00	0.00	0.00
24	Amount of Line 21 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
26	Amount of Line 21 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

Capital Fund Program Tables

Page 1 of 5

Signature of Chief Executive Officer and Date

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

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Corpus Christi		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-04 Replacement Housing Factor Grant No:						Federal FY of Grant: 2004
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
2004 Grant Total				2,884,499.00	2,884,499.00	2,884,499.00	2,884,499.00	
PHA WIDE	Operations	1406		120,000.00	340,728.83	340,728.83	340,728.83	100%
	Operations			100,000.00	327,811.17	327,811.17	327,811.17	Rec'd 10,000 from 1502
	HA Staff Training			20,000.00	12,917.66	12,917.66	12,917.66	Rec'd 23,601.00 from 1430
								Rec'd 49,602 from 1460
								from 1406 Operations
								Moved 350 to 1408 CFPStaff Train
								Rec'd 145.61 from 1410 sundry
								Rec'd 69902.23 from 1408
								Rec'd 12907.49 from 1410 salaries
								Rec'd 18306.31 from 1430
								Rec'd 33811 from 1450
								Rec'd 6518.92 from 1502
								Move 573.23 to 1430 Parkway
								Move 1302.50 to 1460 Parkway
								Move 1840.00 to 1460 Treyway
								100%
PHA WIDE	Management Improvements	1408		82,096.00	12,543.77	12,543.77	12,543.77	rec'd 350 from 1406 HA Staff Train
								moved 125 to 1408 sundry
	CFP Staff Training			20,000.00	12,543.77	12,543.77	12,543.77	moved 7806.23 to 1406 operation
	Drug Elimination			10,096.00	0.00	0.00	0.00	moved 10096 to 1406 operations
	Consultant / Management Fees			2,000.00	0.00	0.00	0.00	moved 2000 to 1406 operations
	Energy Audit			50,000.00	0.00	0.00	0.00	
PHA WIDE	Administaraion	1410		249,070.00	244,016.90	244,016.90	244,016.90	100%
								rec.d 3000 from 1430
	Salaries & Benefits			239,070.00	226,162.51	226,162.51	226,162.51	rec'd 125 from 1408 cfp staff train
	Sundry			10,000.00	17,854.39	17,854.39	17,854.39	
								Moved 5,000 from #1460
								Moved 145.61 to 1406 operations
								moved 12907.49 to 1406 operation
PHA WIDE	Audit	1411		5,000.00	5,000.00	5,000.00	5,000.00	100%
				5,000.00	5,000.00	5,000.00	5,000.00	Moved 3000 to 1410-sundry
								Rec 573.23 from 1406 operations

Capital Fund Program Tables

Signature of Chief Executive Officer and Date

Signature of Public Housing Director and Date

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Annual Statement/Performance and Evaluation Report 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: CFP						Federal FY of Grant:	
Housing Authority of the City of Corpus Christi		Capital Fund Program No: TX 59P008501-04						2004	
		Replacement Housing Factor Grant No:							
Development Number Name/HA-Wide Activities PHA WIDE	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Funds Obligated	Funds Expended		
PHA WIDE	Fees & Costs	1430		187,000.00	140,665.92	140,665.92	140,665.92	100%	
	A & E Phase III-Treyway			60,000.00	57,000.00	57,000.00	57,000.00	Change order 4,000.00	
	A & E Phase II Parkway Homes II			40,000.00	38,573.23	38,573.23	38,573.23	Rec'd 4,000 from 1502	
	Printing			5,000.00	182.74	182.74	182.74	moved 4817.26 to 1406 operations	
	State Fees and Inspection Fees			10,000.00	0.00	0.00	0.00	moved 10000 to 1406 operations	
	Asbestos Survey/LBP Survey			22,000.00	18,510.95	18,510.95	18,510.95	moved 3489.05 to 1406	
	Physical Needs Assessment			50,000.00	26,399.00	26,399.00	26,399.00	Contract signed 8/21/06 PNA	
								Exp. 69.00-Parkway Homes II	
PHA WIDE	Site Improvements	1450		95,811.00	0.00	0.00	0.00	100%	
	PHA WIDE			95,811.00	0.00	0.00	0.00	Move 95,000 to 1460 Treyway III	
				0.00	0.00	0.00	0.00	Went from 38 units to 48 units	
								Rec'd 33000.00 from 1460	
								Move 33811 to 1406 operations	
TX 08-10A	Dwelling Structures	1460	48	1,142,000.00	1,229,000.33	1,229,000.33	1,229,000.33	100%	
Treyway	Renovations of kitchen, baths, living areas to							Rec'd 95000 from 1450	
Phase III	include lavatory, toilet, bath tub, interior			1,142,000.00	1,229,000.33	1,229,000.33	1,229,000.33	Contract executed 4/10/06	
	doors, drywall replacement, interior/exterior							Moved 33000 back to 1450	
	lights, VCT floors, kitchen cabinets, counter-							C/O as of 9/11/06 8320.40	
	tops, bath vanity, range hoods, paint interior,							Rec. 6480.40 from 1502	
	gas furnances, and electrical upgrade.							rec'd 1840.00 from 1406 operation	
	Remove and replace rotted decking and							Split Grant 2004/2005 CO to date	
	composition shingles.							13965 charged to cfp2005 for C.O.	
								My Error Rec'd 16,679.93 from	
								Elev. Rprs. CFP 2004 - to be paid	
								by CFP 2005 - Exp. 123,673.07	
TX 08-13	Dwelling Structures	1460	22	475,530.00	511,645.50	511,645.50	511,645.50	100%	
Parkway Homes	Renovations of kitchen, bath, living areas to			475,530.00	511,645.50	511,645.50	511,645.50	Orig. Contract 566,800.00	
Phase II	include lavatory, toilet, bath tub, interior							Split 2003/2004	
	doors, drywall replacement, interior/exterior							2003-78,811.00, 2004-487,989.00	
	lights, VCT floors, kitchen cabinets, counter-							Rec'd 12,459.00 from 1502	
	tops, bath vanity, range hoods, paint interior,								
	electrical upgrade. Install new front and rear							22,354.00	
	doors with new locks, water heater closet doors							Rec'd 22354.00 from 1502	
	and furnace.							rec'd 1302.50 from 1406 operation	

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

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Corpus Christi		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-04 Replacement Housing Factor Grant No:						Federal FY of Grant: 2004
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA WIDE	Dwelling Structures	1460		24,000.00	0.00	0.00	0.00	
	Sprinkler System at Clairelaine			24,000.00	0.00	0.00	0.00	
PHA WIDE	Dwelling Structures	1460		343,792.00	277,510.07	277,510.07	277,510.07	100% Orig. 273,300.00
	Navarro Roofs			343,792.00	20,890.00	20,890.00	20,890.00	Moved 49,602 to 1406
	Emergency Project-Elevator compliance repairs				256,620.07	256,620.07	256,620.07	Contract Signed 6/29/06
								My Error, will pay remaining Bal.
								Elev. Repairs-CFP 2004 - to be
								pd. from CFP 2005-Exp. 2794.87
TX 08-13	Dwelling Equipment-NonExpendable	1465	22	13,200.00	13,806.00	13,806.00	13,806.00	100%
Parkway Homes II	Replace Stoves and Refrigerators			13,200.00	13,806.00	13,806.00	13,806.00	
Phase II								Received 606.00 from 1502
TX 08-10A	Dwelling Equipment-NonExpendable	1465	38	22,800.00	25,947.00	25,947.00	25,947.00	100%
Treway Terrace	Replace Stoves and Refrigerators			22,800.00	25,947.00	25,947.00	25,947.00	
Phase III								Rec'd 3147.00 from 1495
PHA WIDE	Non-Dwelling Equipment	1475		5,000.00	24,000.00	24,000.00	24,000.00	Moved 19,000 from #1460
				5,000.00	24,000.00	24,000.00	24,000.00	Memo / Invoice rec'd 9/11/06
								Exp. 24,000.00
PHA WIDE	Relocations	1495		29,200.00	26,053.00	26,053.00	26,053.00	100%
								Moved 3147.00 to 1465
	Treway Terrace Phase III		38	17,100.00	17,100.00	17,100.00	17,100.00	
	Parkway Home II-PH-II		22	12,100.00	8,953.00	8,953.00	8,953.00	
PHA WIDE	Contingency	1502		90,000.00	33,581.68	33,581.68	33,581.68	Move 6480.40 to 1460
								Coastal Resources
								Various Parking Lots
				90,000.00	33,581.68	33,581.68	33,581.68	Move 606.00 t 1465
								Move 10,000 to 1406
								Moved 22354 to 1460
								Move 6518.92 to 1406 operations

Capital Fund Program Tables

Signature of Chief Executive Officer and Date

Signature of Public Housing Director and Date

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

PHA Name: Housing Authority of the City of Corpus Christi		Grant Type and Number: CFP Capital Fund Program No: TX 59P008501-04 Replacement Housing Factor Grant No:					Federal FY of Grant: 2004	
Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
Operations	9/30/2005			9/30/2007				
Management	9/30/2005			9/30/2007				
Improvements								
Administration	9/30/2005			9/30/2007				
Fees & Costs	9/30/2005			9/30/2007				
Site Improvements	9/30/2005			9/30/2007				
TX 08-10A	9/30/2005			9/30/2007				
Treway Terrace Phase I								
TX-08-13	9/30/2005			9/30/2007				
Parkway Homes II								
Dwelling Equipment Non-Expendable	9/30/2005			9/30/2007				
Non-Dwelling Structures	9/30/2005			9/30/2007				
Non-Dwelling Equipment	9/30/2005			9/30/2007				
Relocations	9/30/2005			9/30/2007				
Contingency	9/30/2005			9/30/2007				

Signature of Chief Executive Officer and Date

X _____

Signature of Public Housing Director and Date

X _____

1 To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
 2 To be completed for the Performance and Evaluation Report

Previous edition is obsolete

form HUD-52837 (9/98)
 ref Handbook 7485.3

Housing Authority of the City of Corpus Christi

REAC Survey Follow-up Plan

Attachment: TX008n01

As noted in HUD REAC systems Resident Assessment, the Corpus Christi Housing Authority, TX008 has been set to Do Not Survey (Accepted Prior Score) therefore it is not included in the 09/30/2008 assessment. CORPUS CHRISTI HOUSING AUTHORITY, TX008 is not required to complete the Unit Address, Implementation Plan and **Follow Up Plan** Certification for the 09/30/2008 assessment.

Housing Authority of the City of Corpus Christi

Attachment: TX008o01

Agency Plan Component 10 (B) Voluntary Conversion Initial Assessments

A. How many of the PHA's developments are subject to the Required Initial Assessments?

- Ten

B. How many of the PHA's developments are not subject to the Required Initial Assessments based on exemptions (e.g., elderly and/or disabled developments not general occupancy projects)?

- Three

C. How many Assessments were conducted for the PHA's covered developments?

- An assessment was performed for each covered development.

D. Identify PHA developments that may be appropriate for conversion based on the Required Initial Assessments:

Development Name	Number of units
La Armada I	250
La Armada II	400
La Armada III	100

E. If the PHA has not completed the Required Initial Assessment, describe the status of these assessments.

- N/A

Housing Authority of the City of Corpus Christi

Attachment: tx008p01

- A. Substantial Deviation from the 5-Year Plan:
- Any change to the Mission Statement;
 - 50% deletion from or addition to the goals and objectives as a whole; and,
 - 50% or more decrease in the quantifiable measurement of any individual goal or objective.
- B. Significant Amendment or Modification to the Annual Plan:
- Any increase or decrease over 50% in the funds projected in the Financial Resource Statement and/or the Capital Fund Program Annual Statement;
 - Any changes in a policy or procedure that requires a regulatory 30 day posting;
 - Any submission to HUD that requires notification to residents, such as HOPE VI, Public Housing Conversion, Demolition/Disposition, Designated Housing or Homeownership programs; and,
 - Any change inconsistent with the local, approved Consolidated Plan.