

# **PHA Plans**

## **Streamlined Annual Version**

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

OMB No. 2577-0226  
(exp. 05/31/2006)

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This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937 that introduced 5-year and annual PHA Plans. The full PHA plan provides a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public of the PHA's mission and strategies for serving the needs of low-income and very low-income families. This form allows eligible PHAs to make a streamlined annual Plan submission to HUD consistent with HUD's efforts to provide regulatory relief for certain types of PHAs. Public reporting burden for this information collection is estimated to average 11.7 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

**Privacy Act Notice.** The United States Department of Housing and Urban Development, Federal Housing Administration, is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Information in PHA plans is publicly available.

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# **Streamlined Annual PHA Plan**

## **for Fiscal Year: 2009**

### **PHA Name: Fort Collins Housing Authority**

**NOTE: This PHA Plan template (HUD-50075-SA) is to be completed in accordance with instructions contained in previous Notices PIH 99-33 (HA), 99-51 (HA), 2000-22 (HA), 2000-36 (HA), 2000-43 (HA), 2001-4 (HA), 2001-26 (HA), 2003-7 (HA), and any related notices HUD may subsequently issue.**

## Streamlined Annual PHA Plan Agency Identification

**PHA Name:** Fort Collins Housing Authority

**PHA Number:** CO041

**PHA Fiscal Year Beginning:** 01/2009

**PHA Programs Administered:**

**Public Housing and Section 8**

Number of public housing units: 154

Number of S8 units: 744

**Section 8 Only**

Number of S8 units:

**Public Housing Only**

Number of public housing units:

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

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

**PHA Plan Contact Information:**

Name: Julie J. Brewen

Phone: (970) 416-2917

TDD:

Email (if available): jbrewen@fcgov.com

**Public Access to Information**

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

PHA's main administrative office       PHA's development management offices

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

The PHA Plan revised policies or program changes (including attachments) are available for public review and inspection.       Yes       No.

If yes, select all that apply:

Main administrative office of the PHA

PHA development management offices

Main administrative office of the local, county or 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)

## Streamlined Annual PHA Plan Fiscal Year 2008

[24 CFR Part 903.12(c)]

### Table of Contents

[24 CFR 903.7(r)]

Provide a table of contents for the Plan, including applicable additional requirements, and a list of supporting documents available for public inspection.

#### A. PHA PLAN COMPONENTS

- 1. Site-Based Waiting List Policies  
**903.7(b)(2) Policies on Eligibility, Selection, and Admissions**
- 2. Capital Improvement Needs  
**903.7(g) Statement of Capital Improvements Needed**
- 3. Section 8(y) Homeownership  
**903.7(k)(1)(i) Statement of Homeownership Programs**
- 4. Project-Based Voucher Programs
- 5. PHA Statement of Consistency with Consolidated Plan. Complete only if PHA has changed any policies, programs, or plan components from its last Annual Plan.
- 6. Supporting Documents Available for Review
- 7. Capital Fund Program and Capital Fund Program Replacement Housing Factor, Annual Statement/Performance and Evaluation Report
- 8. Capital Fund Program 5-Year Action Plan

#### B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

**Form HUD-50076, PHA Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the Streamlined Annual Plan** identifying policies or programs the PHA has revised since submission of its last Annual Plan, and including Civil Rights certifications and assurances the changed policies were presented to the Resident Advisory Board for review and comment, approved by the PHA governing board, and made available for review and inspection at the PHA’s principal office;

For PHAs Applying for Formula Capital Fund Program (CFP) Grants:

**Form HUD-50070, Certification for a Drug-Free Workplace;**

**Form HUD-50071, Certification of Payments to Influence Federal Transactions; and**

**Form SF-LLL & SF-LLLa, Disclosure of Lobbying Activities.**

**1. Site-Based Waiting Lists (Eligibility, Selection, Admissions Policies)**

[24 CFR Part 903.12(c), 903.7(b)(2)]

Exemptions: Section 8 only PHAs are not required to complete this component.

**A. Site-Based Waiting Lists-Previous Year**

1. Has the PHA operated one or more site-based waiting lists in the previous year? If yes, complete the following table; if not skip to B.

Site-Based Waiting Lists				
Development Information: (Name, number, location)	Date Initiated	Initial mix of Racial, Ethnic or Disability Demographics	Current mix of Racial, Ethnic or Disability Demographics since Initiation of SBWL	Percent change between initial and current mix of Racial, Ethnic, or Disability demographics

2. What is the number of site based waiting list developments to which families may apply at one time?
3. How many unit offers may an applicant turn down before being removed from the site-based waiting list?
4.  Yes  No: Is the PHA the subject of any pending fair housing complaint by HUD or any court order or settlement agreement? If yes, describe the order, agreement or complaint and describe how use of a site-based waiting list will not violate or be inconsistent with the order, agreement or complaint below:

**B. Site-Based Waiting Lists – Coming Year**

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 next component.

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?

HA Code: CO 041

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)

**2. Capital Improvement Needs**

[24 CFR Part 903.12 (c), 903.7 (g)]

Exemptions: Section 8 only PHAs are not required to complete this component.

**A. Capital Fund Program**

1.  Yes  No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete items 7 and 8 of this template (Capital Fund Program tables). If no, skip to B.
2.  Yes  No: Does the PHA propose to use any portion of its CFP funds to repay debt incurred to finance capital improvements? If so, the PHA must identify in its annual and 5-year capital plans the development(s) where such improvements will be made and show both how the proceeds of the financing will be used and the amount of the annual payments required to service the debt. (Note that separate HUD approval is required for such financing activities.).

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

Applicability: 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.

1.  Yes  No: Has the PHA received a HOPE VI revitalization grant? (if no, skip to #3; if yes, provide responses to the items on the chart located on the next page, copying and completing as many times as necessary).
2. Status of HOPE VI revitalization grant(s):

<b>HOPE VI Revitalization Grant Status</b>
a. Development Name:
b. Development Number:
c. Status of Grant:
<input type="checkbox"/> Revitalization Plan under development <input type="checkbox"/> Revitalization Plan submitted, pending approval <input type="checkbox"/> Revitalization Plan approved <input type="checkbox"/> Activities pursuant to an approved Revitalization Plan underway

3.  Yes  No: Does the PHA expect to apply for a HOPE VI Revitalization grant in the Plan year?  
 If yes, list development name(s) below:

4.  Yes  No: 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:

5.  Yes  No: 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:

**3. Section 8 Tenant Based Assistance--Section 8(y) Homeownership Program**

(if applicable) [24 CFR Part 903.12(c), 903.7(k)(1)(i)]

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 the next component; if “yes”, complete each program description below (copy and complete questions for each program identified.)

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, what is the maximum number of participants this fiscal year? 50

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:

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c. What actions will the PHA undertake to implement the program this year (list)?

Program is already up and running.

3. Capacity of the PHA to Administer a Section 8 Homeownership Program:

The PHA has demonstrated its capacity to administer the program by (select all that apply):

- Establishing a minimum homeowner downpayment requirement of at least 3 percent of purchase price and requiring that at least 1 percent of the purchase price comes from the family's resources.
- Requiring that financing for purchase of a home under its Section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards.
- Partnering with a qualified agency or agencies to administer the program (list name(s) and years of experience below):  
 Neighbor to Neighbor First Time Homebuyer Program  
 Funding Partners for Housing Solutions H2O Loan  
 Colorado Housing Finance Agency  
 Consumer Credit Counseling  
 FirstBank  
 The Group Inc. Real Estate
- Demonstrating that it has other relevant experience (list experience below):  
 Have presented program implementation at local and regional conferences.

**4. Use of the Project-Based Voucher Program**

**Intent to Use Project-Based Assistance**

Yes  No: Does the PHA plan to “project-base” any tenant-based Section 8 vouchers in the coming year? If the answer is “no,” go to the next component. If yes, answer the following questions.

1.  Yes  No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option? If yes, check which circumstances apply:

- low utilization rate for vouchers due to lack of suitable rental units
- access to neighborhoods outside of high poverty areas
- other (describe below):  
 Market conditions warrant the preservation of permanently affordable housing.

2. Indicate the number of units and general location of units (e.g. eligible census tracts or smaller areas within eligible census tracts):  
 149 vouchers have been awarded to properties of four local non-profit affordable housing providers to units dedicated to permanent affordable housing. One of which is an

HA Code: CO 041

elderly project. The units are in a number of locations throughout the City of Fort Collins and provide a variety of locations and housing types. All project-basing was approved by the local field office prior to publication of the request for proposals.

## **5. PHA Statement of Consistency with the Consolidated Plan**

[24 CFR Part 903.15]

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary) only if the PHA has provided a certification listing program or policy changes from its last Annual Plan submission.

### 1. Consolidated Plan jurisdiction: City of Fort Collins

Change to administrative plan is implementation of smoke-free housing addendum.

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

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

#### EXECUTIVE SUMMARY

The City of Fort Collins Advance Planning Department has prepared a Consolidated Housing and Community Development Plan for the years 2005 through 2009 that provides a strategic vision for the community. The following is a summary of the strategic objectives identified in the 2005-2009 Consolidated Housing and Community Development Plan:

1. **HOMELESS-CONTINUUM OF CARE OBJECTIVE:** The City of Fort Collins will work with for-profit and non-profit developers in the development or acquisition of additional transitional units by providing support and services such as technical assistance and funding and will also work with non-profit and for-profit agencies to fund projects and proposals which address the public services required to meet the needs of the homeless such as shelter and services costs.
2. **SPECIAL POPULATIONS OBJECTIVE:** The City of Fort Collins will assist public service providers which propose projects to address the independence

issues of special populations. This will be accomplished by providing services such as technical assistance and funding to projects which provide services which may include but are not limited to job coaching for disabled young adults, HIV/AIDS issues, and assistance to frail and at-risk elderly or other projects which meet community needs.

3. **HOUSING OBJECTIVE:** The City will actively solicit the development of approximately 1,400 units of affordable rental housing including the retention of existing affordable rental housing for very-low-income families (30-50% AMI), the elderly and other special needs populations who pay more than 30% of their income for rent. The City will also actively solicit the development of approximately 355 units of affordable rental housing for low-income families, elderly or special needs populations that earn between 50 and 80% AMI and pay more than 30% of their income for rent through the use of the City's allocation of Private Activity Bonds. In addition, the City will assist a minimum of 375 low- to moderate-income households to become first-time homebuyers.

4. **PUBLIC HOUSING OBJECTIVE:** The City of Fort Collins will provide advice and support to the Fort Collins Housing Authority in the development of housing and services to meet the needs of the City's low-income population by providing technical and financial assistance for appropriate housing projects.

5. **COMMUNITY DEVELOPMENT OBJECTIVE:** The City of Fort Collins will work to improve the community through the enhancement of non-housing facilities, services and amenities and by identifying and addressing community development needs on an ongoing basis. This may include such public service needs as job creation, funding to encourage the availability of child care or operations funding for direct services in addition to Public Facilities and Planning projects which address this objective.

## 6. Supporting Documents Available for Review for Streamlined Annual PHA Plans

PHAs are to 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	Related Plan Component
X	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans;</i>	5 Year and Annual Plans
X	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Streamlined Annual Plan</i>	Streamlined Annual Plans
X	<i>Certification by State or Local Official of PHA Plan Consistency with Consolidated Plan.</i>	5 Year and standard Annual Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: 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	Housing Needs Statement of the Consolidated Plan for the jurisdiction(s) in which the PHA is located and any additional backup data to support statement of housing needs for families on the PHA’s public housing and Section 8 tenant-based waiting lists.	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/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP] and the Site-Based Waiting List Procedure.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Deconcentration Income Analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input type="checkbox"/> Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the method 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 (if included in plan, not necessary as a supporting document) and written analysis of Section 8 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	Results of latest Public Housing Assessment System (PHAS) Assessment (or other applicable assessment).	Annual Plan: Management and Operations
X	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
		Sufficiency
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
X	Any policies governing any Section 8 special housing types <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input type="checkbox"/> Check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures. <input type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
X	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans, or any other approved proposal for development of public housing.	Annual Plan: Capital Needs
X	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing Section 504 of the Rehabilitation Act and the Americans with Disabilities Act. See PIH Notice 99-52 (HA).	Annual Plan: Capital Needs
	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937.	Annual Plan: Conversion of Public Housing
	Documentation for required Initial Assessment and any additional information required by HUD for Voluntary Conversion.	Annual Plan: Voluntary Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program (Addendum to the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Public Housing Community Service Policy/Programs <input checked="" type="checkbox"/> Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
X	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Pet Policy
X	The results of the most recent fiscal year audit of the PHA conducted under the Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Annual Plan: Annual Audit
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
	Consortium agreement(s) and for Consortium Joint PHA Plans <u>Only</u> : Certification that consortium agreement is in compliance with 24 CFR Part 943 pursuant to an opinion of counsel on file and available for inspection.	Joint Annual PHA Plan for Consortia: Agency Identification and Annual Management and Operations

## 7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor

<b>Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary</b>					
PHA Name: Fort Collins Housing Authority			Grant Type and Number Capital Fund Program Grant No: CO041 Replacement Housing Factor Grant No:		Federal FY of Grant: 2009
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:    ) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	29,865			
3	1408 Management Improvements	33,600			
4	1410 Administration	20,010			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	60,500			
10	1460 Dwelling Structures	88,000			
11	1465.1 Dwelling Equipment—Nonexpendable	6,000			
12	1470 Nondwelling Structures	12,000			
13	1475 Nondwelling Equipment	0			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	249,975			
22	Amount of line 21 Related to LBP Activities	0			
23	Amount of line 21 Related to Section 504 compliance	0			
24	Amount of line 21 Related to Security – Soft Costs	0			
25	Amount of Line 21 Related to Security – Hard Costs	0			
26	Amount of line 21 Related to Energy Conservation	0			

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

<b>Annual Statement/Performance and Evaluation Report                      Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary</b>						
PHA Name: Fort Collins Housing Authority		<b>Grant Type and Number</b> Capital Fund Program Grant No: CO041 Replacement Housing Factor Grant No:			<b>Federal FY of Grant: 2009</b>	
<input checked="" type="checkbox"/> <b>Original Annual Statement</b> <input type="checkbox"/> <b>Reserve for Disasters/ Emergencies</b> <input type="checkbox"/> <b>Revised Annual Statement (revision no:    )</b> <input type="checkbox"/> <b>Performance and Evaluation Report for Period Ending:</b> <input type="checkbox"/> <b>Final Performance and Evaluation Report</b>						
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost		
		Original	Revised	Obligated	Expended	
	Measures					

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

<b>Annual Statement/Performance and Evaluation Report                      Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)                      Part II: Supporting Pages</b>								
PHA Name: Fort Collins Housing Authority		<b>Grant Type and Number</b> Capital Fund Program Grant No: CO041 Replacement Housing Factor Grant No:			Federal FY of Grant: 2009			
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	

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Fort Collins Housing Authority		Grant Type and Number Capital Fund Program Grant No: CO041 Replacement Housing Factor Grant No:			Federal FY of Grant: 2009			
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	
<i>HA-Wide</i>	<i>Operations</i>			29,865				Budget
<i>HA-Wide</i>	<i>Computers/Programs</i>			29,100				Budget
<i>HA-Wide</i>	<i>Office</i>			4,500				Budget
<i>HA-Wide</i>	<i>Concrete</i>			5,000				Budget
<i>HA-Wide</i>	<i>Irrigation</i>			5,000				Budget
<i>HA-Wide</i>	<i>Landscape/Playground</i>			10,500				Budget
<i>HA-Wide</i>	<i>Administration</i>			20,010				Budget
<i>HA-Wide</i>	<i>Office Remodel</i>			2,000				Budget
<i>HA-Wide</i>	<i>Maint Vehicles</i>			0				Budget
<i>HA-Wide</i>	<i>Pruning</i>			15,000				Budget
<i>HA-Wide</i>	<i>Paving/Sealing</i>			20,000				Budget
<i>HA-Wide</i>	<i>Painting</i>			0				Budget
<i>HA-Wide</i>	<i>Flooring</i>			10,000				Budget
<i>HA-Wide</i>	<i>Basement /Foundation</i>			1,000				Budget
<i>HA-Wide</i>	<i>Doors</i>			1,000				Budget
<i>HA-Wide</i>	<i>Gutters</i>			2,500				Budget
<i>HA-Wide</i>	<i>Exterior Finish</i>			24,000				Budget
<i>HA-Wide</i>	<i>Cabinets/Counters</i>			15,000				Budget
<i>HA-Wide</i>	<i>Safety Equipment</i>			1,500				Budget

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages								
PHA Name: Fort Collins Housing Authority			Grant Type and Number Capital Fund Program Grant No: CO041 Replacement Housing Factor Grant No:			Federal FY of Grant: 2009		
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	
<i>HA-Wide</i>	<i>Sewer Linea</i>			0				Budget
<i>HA-Wide</i>	<i>HVAC</i>			1,000				Budget
<i>HA-Wide</i>	<i>Storage Sheds</i>			10,000				Budget
<i>HA-Wide</i>	<i>Appliances</i>			6,000				Budget
<i>HA-Wide</i>	<i>Fencing</i>			5,000				Budget
<i>HA-Wide</i>	<i>Siding Repair</i>			1,000				Budget
<i>HA-Wide</i>	<i>Roofing</i>			25,000				Budget
<i>HA-Wide</i>	<i>Unit Remodel</i>			6,000				Budget

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

<b>Annual Statement/Performance and Evaluation Report                      Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)                      Part III: Implementation Schedule</b>							
PHA Name: Fort Collins Housing Authority			<b>Grant Type and Number</b> Capital Fund Program No: CO041 Replacement Housing Factor No:				<b>Federal FY of Grant: 2009</b>
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Operations	3/31/10			3/31/10			
Management Impv.	12/31/10			12/31/10			
Administration	12/31/10			12/31/10			
Dwelling Structures	12/31/10			12/31/10			
Office	12/31/10			12/31/10			
Non-Dwelling Equip	12/31/10			12/31/10			

## 8. Capital Fund Program Five-Year Action Plan

<b>Capital Fund Program Five-Year Action Plan</b>					
<b>Part I: Summary</b>					
PHA Name Fort Collins Housing Authority				<input checked="" type="checkbox"/> <b>Original 5-Year Plan</b> <input type="checkbox"/> <b>Revision No:</b>	
Development Number/Name/ HA-Wide	Year 1	Work Statement for Year 2  FFY Grant: 2010 PHA FY:	Work Statement for Year 3  FFY Grant: 2011 PHA FY:	Work Statement for Year 4  FFY Grant: 2012 PHA FY:	Work Statement for Year 5  FFY Grant: 2013 PHA FY:
	Annual Statement				
Operations		37,895	61,875	72,875	61,875
Mgmt. Impv.		31,800	35,000	35,000	35,000
Admin		19,280	17,100	16,100	17,100
Dwelling Struc.		87,000	77,500	77,500	87,500
Office		2,000	2,000	2,000	2,000
Non-Dwell. Equi		25,000	0	0	0
Site Improv.		39,000	38,500	38,500	38,500
Dwelling Equip		8,000	8,000	8,000	8,000
CFP Funds Listed for 5-year planning	249,975	249,975	249,975	249,975	249,975
Replacement Housing Factor Funds					

## 8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year :_2___ FFY Grant: 2010 PHA FY: 12/31/10			Activities for Year: _3___ FFY Grant: 2011 PHA FY: 12/31/11		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<i>HA-Wide</i>	<i>Operations</i>	37,895	<i>HA-Wide</i>	<i>Operations</i>	72,875
Annual	<i>HA-Wide</i>	<i>Computers/Programs</i>	31,800	<i>HA-Wide</i>	<i>Computers/Program</i>	35,000
Statement	<i>HA-Wide</i>	<i>Office Equip</i>	0	<i>HA-Wide</i>	<i>Office Equip</i>	0
	<i>HA-Wide</i>	<i>Administration</i>	19,280	<i>HA-Wide</i>	<i>Administration</i>	16,100
	<i>HA-Wide</i>	<i>Office Remodel</i>	2,000	<i>HA-Wide</i>	<i>Office Remodel</i>	2,000
	<i>HA-Wide</i>	<i>Playground/landscap</i>	8,000	<i>HA-Wide</i>	<i>Playground/landsca</i>	10,000
	<i>HA-Wide</i>	<i>Pruning</i>	15,000	<i>HA-Wide</i>	<i>Pruning</i>	10,000
	<i>HA-Wide</i>	<i>Paving/Sealing</i>	6,000	<i>HA-Wide</i>	<i>Paving/Sealing</i>	8,000
	<i>HA-Wide</i>	<i>Concrete</i>	5,000	<i>HA-Wide</i>	<i>Concrete</i>	6,000
	<i>HA-Wide</i>	<i>Fencing/Irrigation</i>	5,000	<i>HA-Wide</i>	<i>Fencing/Irrigation</i>	4,500
	<i>HA-Wide</i>	<i>Flooring</i>	10,000	<i>HA-Wide</i>	<i>Flooring</i>	10,000
	<i>HA-Wide</i>	<i>Foundation/Basemen</i>	4,500	<i>HA-Wide</i>	<i>Foundation/Baseme</i>	1,000
	<i>HA-Wide</i>	<i>Energy Upgrades</i>	5,000	<i>HA-Wide</i>	<i>Energy Upgrades</i>	15,000
	<i>HA-Wide</i>	<i>Doors</i>	1,000	<i>HA-Wide</i>	<i>Doors</i>	1,000
	<i>HA-Wide</i>	<i>Gutters</i>	2,500	<i>HA-Wide</i>	<i>Gutters</i>	2,500
	<i>HA-Wide</i>	<i>Painting</i>	3,000	<i>HA-Wide</i>	<i>Painting</i>	3,000
	<i>HA-Wide</i>	<i>Sewer Lines</i>	2,000	<i>HA-Wide</i>	<i>Sewer Lines</i>	0
	<i>HA-Wide</i>	<i>HVAC</i>	5,000	<i>HA-Wide</i>	<i>HVAC</i>	5,000
	<i>HA-Wide</i>	<i>Siding</i>	1,000	<i>HA-Wide</i>	<i>Siding</i>	1,000
	<i>HA-Wide</i>	<i>Exterior</i>	24,000	<i>HA-Wide</i>	<i>Exterior</i>	24,000
	<i>HA-Wide</i>	<i>Cabinets/Counters</i>	1,500	<i>HA-Wide</i>	<i>Cabinets/Counters</i>	1,500
	<i>HA-Wide</i>	<i>Roofing</i>	25,000	<i>HA-Wide</i>	<i>Roofing</i>	10,000
	<i>HA-Wide</i>	<i>Remodel</i>	1,000	<i>HA-Wide</i>	<i>Remodel</i>	2,000
	<i>HA-Wide</i>	<i>Safety Equipment</i>	1,500	<i>HA-Wide</i>	<i>Safety Equipment</i>	1,500

## 8. Capital Fund Program Five-Year Action Plan

	<i>HA-Wide</i>	<i>Water Heaters</i>	2,000	<i>HA-Wide</i>	<i>Water Heaters</i>	2,000
	<i>HA-Wide</i>	<i>Appliances</i>	6,000	<i>HA-Wide</i>	<i>Appliances</i>	6,000
	<i>HA-Wide</i>	<i>Equipment – Non Dwelling</i>	25,000	<i>HA-Wide</i>	<i>Equipment – Non Dwelling</i>	0
Total CFP Estimated Cost			249,975			249,975

### Capital Fund Program Five-Year Action Plan

#### Part II: Supporting Pages—Work Activities

Activities for Year 1	Activities for Year : <u>4</u> FFY Grant: 2012 PHA FY: 12/31/12			Activities for Year: <u>5</u> FFY Grant: 2013 PHA FY: 12/31/13		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
<b>See</b>	<i>HA-Wide</i>	<i>Operations</i>	64,625	<i>HA-Wide</i>	<i>Operations</i>	61,875
<b>Annual</b>	<i>HA-Wide</i>	<i>Computers/Program</i>	35,000	<i>HA-Wide</i>	<i>Computers/Program</i>	35,000
<b>Statement</b>	<i>HA-Wide</i>	<i>Office Equip</i>	7,500	<i>HA-Wide</i>	<i>Office Equip</i>	0
	<i>HA-Wide</i>	<i>Administration</i>	16,850	<i>HA-Wide</i>	<i>Administration</i>	17,100
	<i>HA-Wide</i>	<i>Office Remodel</i>	2,000	<i>HA-Wide</i>	<i>Office Remodel</i>	2,000
	<i>HA-Wide</i>	<i>Playground/landsca</i>	10,000	<i>HA-Wide</i>	<i>Playground/landsca</i>	10,000
	<i>HA-Wide</i>	<i>Pruning</i>	10,000	<i>HA-Wide</i>	<i>Pruning</i>	10,000
	<i>HA-Wide</i>	<i>Paving/Sealing</i>	8,000	<i>HA-Wide</i>	<i>Paving/Sealing</i>	8,000
	<i>HA-Wide</i>	<i>Concrete</i>	6,000	<i>HA-Wide</i>	<i>Concrete</i>	6,000
	<i>HA-Wide</i>	<i>Fencing/Irrigation</i>	4,500	<i>HA-Wide</i>	<i>Fencing/Irrigation</i>	4,500
	<i>HA-Wide</i>	<i>Flooring</i>	10,000	<i>HA-Wide</i>	<i>Flooring</i>	20,000
	<i>HA-Wide</i>	<i>Foundation/Baseme</i>	1,000	<i>HA-Wide</i>	<i>Foundation/Baseme</i>	1,000
	<i>HA-Wide</i>	<i>Energy Upgrades</i>	15,000	<i>HA-Wide</i>	<i>Energy Upgrades</i>	15,000
	<i>HA-Wide</i>	<i>Doors</i>	1,000	<i>HA-Wide</i>	<i>Doors</i>	1,000
	<i>HA-Wide</i>	<i>Gutters</i>	2,500	<i>HA-Wide</i>	<i>Gutters</i>	2,500
	<i>HA-Wide</i>	<i>Painting</i>	3,000	<i>HA-Wide</i>	<i>Painting</i>	3,000
	<i>HA-Wide</i>	<i>Sewer Lines</i>	0	<i>HA-Wide</i>	<i>Sewer Lines</i>	0
	<i>HA-Wide</i>	<i>HVAC</i>	5,000	<i>HA-Wide</i>	<i>HVAC</i>	5,000
	<i>HA-Wide</i>	<i>Siding</i>	1,000	<i>HA-Wide</i>	<i>Siding</i>	1,000

## **8. Capital Fund Program Five-Year Action Plan**

	<i>HA-Wide</i>	<i>Exterior</i>	24,000	<i>HA-Wide</i>	<i>Exterior</i>	24,000
	<i>HA-Wide</i>	<i>Cabinets/Counters</i>	1,500	<i>HA-Wide</i>	<i>Cabinets/Counters</i>	1,500
	<i>HA-Wide</i>	<i>Roofing</i>	10,000	<i>HA-Wide</i>	<i>Roofing</i>	10,000
	<i>HA-Wide</i>	<i>Remodel</i>	2,000	<i>HA-Wide</i>	<i>Remodel</i>	2,000
	<i>HA-Wide</i>	<i>Safety Equipment</i>	1,500	<i>HA-Wide</i>	<i>Safety Equipment</i>	1,500
	<i>HA-Wide</i>	<i>Water Heaters</i>	2,000	<i>HA-Wide</i>	<i>Water Heaters</i>	2,000
	<i>HA-Wide</i>	<i>Appliances</i>	6,000	<i>HA-Wide</i>	<i>Appliances</i>	6,000
	<i>HA-Wide</i>	<i>Equipment – Non Dwelling</i>	0	<i>HA-Wide</i>	<i>Equipment – Non Dwelling</i>	0
Total CFP Estimated Cost			249,975			249,975

**2009 Agency Plan  
Resident Input**

A resident meeting was advertised in the Fort Collins Coloradoan and the monthly newsletter of the Fort Collins Housing Authority, Larimer County Housing Authority, and the Wellington Housing Authority, held September 30, 2008. There were no residents in attendance.

The public hearing was advertised in the tenant newsletter and in the Fort Collins Coloradoan newspaper. (See attached.)



Invoice Text Fort Collins and Wellington HA Agency PI

Fort Collins and Wellington HA Agency Plan Public Hearing September 30, 2008, 12:00 p.m. A Public Hearing for the Fort Collins and Wellington Housing Authorities' Agency Plans will be held at 1715 West Mountain Avenue, Fort Collins, CO. Call 416-2917 for more information. 34109770 Ft Collins Coloradoan August 13, 2008

STATE OF COLORADO ) ) ss: AFFIDAVIT OF PUBLICATION COUNTY OF LARIMER )

Nicole Cumming, being duly sworn, deposes and says that said is the legal clerk of the Fort Collins Coloradoan; that the same is a daily newspaper of general circulation and printed and published in the City of Fort Collins, in said county and state; that the notice or advertisement, of which the annexed is a true copy, has been published in said daily newspaper for

1 Day;

that the notice was published in the regular and entire issue of every number of said newspaper during the period and time of publication of said notice, and in the newspaper proper and not in a supplement thereof; that the first publication of said notice was contained in the issue of said newspaper on

Wednesday, August 13, 2008

that the last publication thereof was contained in the issue of said newspaper on

Wednesday, August 13, 2008

that said Fort Collins Coloradoan has been published continuously and uninterruptedly during the period of at least six months next prior to the first publication of said notice or advertisement above referred to; that said newspaper has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879, or any amendments thereof; and that said newspaper is a daily newspaper duly qualified for publishing legal notices and advertisements within the meaning of the laws of the State of Colorado.

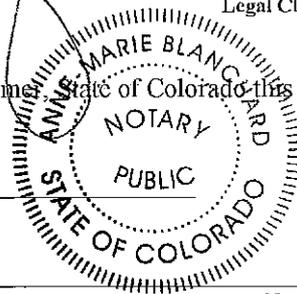
Nicole Cumming Legal Clerk

Subscribed and sworn to before me, within the County of Larimer, State of Colorado this

Wednesday, August 13, 2008

My Commission expires Jan 16, 2011

[Signature]



Notary Public

Legal No. 0034109770

Delivered to: FC HOUSING AUTHORITY/LEGAL, 1715 W MOUNTAIN AVE FORT COLLINS, CO 80521-2359

Affidavit Prepared Wednesday, August 13, 20 9:32 am

mailed Sept 8, 2008



Fort Collins Housing Authority

# HOMEPAGE

Fort Collins Housing Authority & Wellington Housing Authority  
1715 West Mountain Avenue, Fort Collins, Colorado 80521, 970-416-2910

September 08  
Volume IV, Issue 8

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Neighbors

## HOMEPAGE Online

The Homepage is now online. Please check us out at the FCHA website: [www.fchousing.com](http://www.fchousing.com) and click on the "News" link.

## Village's Winner

The winner of this month's \$25 rent credit is **Marie W. at Leisure**. You too can have a chance to win if you pay your rent by the 5<sup>th</sup> of each month and do not owe any money to the Housing Authority.

## Candidate Forum

Pathways Past Poverty will be hosting a candidate forum at which you can ask questions of candidates running for office. Everyone is welcome to attend! The forums will be held from 6:00 p.m. to 8:00 p.m. on September 23rd and 30th at Front Range Community College. We hope to have people out in force! Come ask candidates how they will address issues related to poverty, self sufficiency and housing. For more information on Pathways Past Poverty you can visit the United Way website at [www.uwlc.org](http://www.uwlc.org). For more information on the forums you can contact Julie Brewen at 416-2917.

## Public Housing Agency Plan

Each year the Fort Collins Housing Authority and Wellington Housing Authority submit an Agency Plan to the U.S. Department of Housing and Urban development. This Plan addresses any changes in administrative policies and outlines capital fund program items for the upcoming year. A public hearing on the 2009 plan will be held on September 30th at 12:00 noon, 1715 West Mountain Avenue. We welcome your thoughts and input! For more information, please contact Julie Brewen at 416-2917.

## Knowledge is Power

The education and life training center, a non-profit community based learning center is offering many classes to the Fort Collins population. Learners can begin at any level and work into learning valuable programs for better income and a more satisfying work experience. Programs offered range from general education classes like reading, medical/office training and computer skills. The fees for these classes are low compared to others offered in the area. Feel free to email them at [eltc@frii.com](mailto:eltc@frii.com) or call (970) 482-4357.

