



**PHA Plan Update**

(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission:

1. *Utility Allowance Schedule for Calendar Year 2009*
2. *Payment Standard for Calendar 2009*

(b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions.

**Public access to information of the 5-Year Plan and the Annual PHA Plan and other applicable information as per 24 CFR 903.7 are located in the main administrative office of the PHA at 2301 Jasmine Avenue, McAllen, Texas 78501. The PHA Plan elements as per 24 CFR 903.7 are located in the main administrative office and include:**

1. *The Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP); the Section 8 Admin Plan which includes participant Eligibility for both programs; the Tenant Selection and Assignment Plan (TSAP) and the Waiting List Procedure.*
2. *The Capital Fund Grant Program Annual Statement / Performance and Evaluation Reports for any active grant year. Most recent board-approved operating budget for the public housing program*
3. *The Public housing rent determination policies, including the method for setting public housing flat rents and schedule of flat rents are included in the PHA A&O Policy. The Housing Choice Voucher rent determination and payment standards are included in Section 8 Administrative Plan.*
4. *The Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation.*
5. *The Public housing grievance procedures are included in the PHA A&O Policy and Section 8 informal review and hearing procedures are included in Section 8 Administrative Plan.*
6. *There are no developments which the PHA owns or operates that are Designated Housing for Elderly and Disabled Families.*
7. *The Public Housing Community Service Policy/Programs for families in public housing developments are included in PHA A&O Policy.*
8. *The PHA contracts and provides security services with off-duty police officers at its developments for safety and crime prevention measures of the public housing residents. Officers document incidents for reporting and tracking purposes. PHA follows up with family counseling and lease enforcement as necessary. Officers also have arresting authority if incident requires such action.*
9. *The Policy on Ownership of Pets in Public Housing Family Developments is included in the PHA A&O Policy.*
10. *The documents 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.*
11. *The results of the most recent fiscal year audit conducted by the PHA 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 are available upon request.*
12. *The PHA opted out of Asset Management.*
13. *The PHA has an MOU in place with Women Together/Mujeres Unidas that address matters involved with issues of domestic violence. The PHA has also set aside, depending upon funding, availability of vouchers for family unification and/or housing assistance to victims of domestic violence who have met the services program of Women Together and require housing to complete their program of work towards independence.*

6.0

7.0	<p><b>Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers.</b> <i>Include statements related to these programs as applicable.</i></p> <p><b>(a) &amp; (b)</b> <i>Retama Village (Original Project # TX028-001): This Mixed Finance Development includes a total of 202 units in two phases of which 150 were demolished public housing units and replaced with 89 new public housing units on site.</i></p> <p><i>A demolition application (DDA0002341) for the first phase, which included 76 units, was approved by HUD on May 21, 2007. The PHA received 73 Tenant Protection Vouchers on June 2007. All families were relocated by September 2007. The mixed finance application received HUD approval on October 18, 2007. Demolition was completed in November 2007. New construction activity began in December 2007. Phase I is to be replaced with a 128 unit operating subsidy only mixed finance development of which 64 units will be Public Housing. Construction completion was December 2008, DOFA was achieved on 12/17/2008 and EIOP was achieved on 3/30/2009. This development has been classified as AMP # TX028000007.</i></p> <p><i>A demolition application (DDA0002791) for the second phase, which included 74 units, was approved on November 30, 2007. The mixed finance application received HUD approval on October 18, 2007. HUD approval of 74 Tenant Protection Voucher was received on April 1, 2008. All families were relocated by May 2008. Demolition work started on July 2008 and completed on October 2008. Phase II is a 74 unit operating subsidy only mixed finance development of which 25 units will be Public Housing. Construction is currently underway and expected completion date is October 2009. This development has been classified as AMP # TX028000008.</i></p> <p><b>(c)</b> <i>No conversion of Public Housing</i></p> <p><b>(d)</b> <i>Homeownership – The McAllen Housing Authority has a Voucher Homeownership program that affords voucher participants the opportunity to purchase their own home. The program has assisted 32 families since its inception in July 2004. Of the thirty-two families assisted, nine have “graduated” towards no longer needing voucher assistance.</i></p> <p><b>(e)</b> <i>Project-based Vouchers – The McAllen Housing Authority in conjunction with McAllen Housing Facility Corporation (the PHA non-profit component) have solicited funding under the tax credit program for a 36 unit elderly development in the 2008 cycle of the Tax Credit Program administered by the Texas Department of Housing and Community Affairs. The application received approval of tax credit funding for this elderly development. Vouchers will be designated to this development from the current allotment of Housing Authority vouchers. The completion of this development will meet the identified need of additional affordable housing for the elderly as stated in the PHA Plan.</i></p>
8.0	<p><b>Capital Improvements.</b> Please complete Parts 8.1 through 8.3, as applicable.</p>
8.1	<p><b>Capital Fund Program Annual Statement/Performance and Evaluation Report.</b> As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i>, form HUD-50075.1, for each current and open CFP grant and CFFP financing.</p> <ul style="list-style-type: none"> <li>• <i>Capital Fund Program Annual Statement for 2009</i></li> <li>• <i>Performance and Evaluation Report as of 12/31/2008 for TX59P02850108</i></li> <li>• <i>Performance and Evaluation Report as of 12/31/2008 for TX59P02850107</i></li> <li>• <i>Performance and Evaluation Report as of 12/31/2008 for TX59P02850106</i></li> </ul>
8.2	<p><b>Capital Fund Program Five-Year Action Plan.</b> As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i>, form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan.</p> <p><i>The Annual Statement for Capital Fund Program Year 2009 represents the fifth year of the Five-Year Action Plan for the Capital Fund Program for years 2005-2009. The Five-Year Action Plan was originally based on a fixed five years not on a rolling five year basis.</i></p>

<b>8.3</b>	<p><b>Capital Fund Financing Program (CFFP).</b> <input type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements.</p> <p><i>Not Applicable.</i></p>
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**Housing Needs.** Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.

*The Rio Grande Valley Entitlement Communities Consolidated Plan 2005/2006 – 2009/2010 (which included the City of McAllen) cited the following as “gaps in the delivery system for public housing...” that support the McAllen PHA Plan.*

*“Many PHAs lack the financial resources to upgrade their facilities and to expand the number of public housing or Section 8 units to meet local needs of affordable housing to low and moderate income families.”*

*Regional Priorities cited in the Consolidated Plan that supports the PHA Plan include:*

- 1) To increase opportunities for low and moderate income residents (51-80 percent of the median income) to attain homeownership, including first time homebuyers, renters and single heads of households.*
- 3) To improve the living conditions for extremely low, low and moderate income renters (0-80 percent of the median income).*

*Regional Strategies cited in the Consolidated Plan that supports the PHA Plan include:*

- Construct new affordable homeownership units*
- Promote affordable housing opportunities*
- Construct new affordable rental housing units*
- Acquire and rehabilitate existing rental properties*
- Provide tenant-based rental assistance*

*Priority Housing needs cited in the Consolidated Plan identified a large unmet need for all categories of housing included:*

- Shortage of affordable homeownership units for low and moderate income households.*
- Low and moderate income households lack funds for needed rehabilitation of housing conditions that threaten health and safety.*
- Shortage of affordable rental housing for extremely low, low and moderate income households.*

*Analysis of the Characteristics of the Housing Market – Many low and moderate income households cannot afford market rate rental units or homeownership units without incurring an excessive cost burden. The following groups have been identified as the highest priorities for affordable housing assistance during the five-year period of the Consolidated Plan:*

- Renters with incomes between 51 and 80 percent of median income who with sufficient down-payment resources and credit counseling, are strong candidates for assisted homeownership opportunities.*
- Renters with incomes below 50 percent of the median income, who experience cost burden.*
- Renters with incomes below 50 percent of the median income, who are living in substandard housing.*

*Obstacle to meeting underserved needs as identified in the Regional Consolidated Plan include:*

- Greater need than can be addressed by existing resources.*
- Shortage of units available for rental housing.*
- Lack of sites available for new construction or rental housing.*
- Cost of new construction/rehabilitation*
- Growing low income population due to lack of education and job skills.*
- Reluctance of neighborhoods to accept low income housing.*
- Reluctance of eligible persons to live in public housing.*
- Relocation costs associated with rehabilitation of existing rental units, which are currently occupied.*
- Rising costs of rehabilitation faced by persons on fixed incomes.*
- Fear of government programs by the public.*
- Lack of knowledge regarding available public resources*

9.0

*Public Housing Strategies as cited in the Consolidated plan include:*

- *Increasing the number of affordable units.*
- *Maximizing the number of affordable units by reducing turnover time for vacated public housing units.*
- *Applying for additional Section 8 units should they become available (0-30%).*
- *Maintaining or increasing Section 8 lease up rates by establishing payment standards that will enable families to rent throughout the various jurisdictions of the Regional Consolidated Plan entities.*
- *Maintaining or increasing Section 8 lease up rates by effectively screening Section 8 applicants to increase owner acceptance of program.*
- *Employing admissions preferences aimed at families with economic hardships (0-30%)*
- *Adopting rent policies to support and encourage work (0-30%; and at or below 50%)*
- *Participating in the Consolidated Plan development process to ensure coordination with broader housing and community development strategies.*

*Restoration/Renovation Needs*

*PHA units are renovated and modernized through the Capital Fund Program and with regular maintenance. PHAs identify other funding sources for renovation activities including CDBG, HOME, Low Income Housing Tax Credits and the Texas Housing Trust Fund.*

*The following identifies past and current activities from the City of McAllen and the McAllen Housing Authority that support initiatives of the Regional Consolidated Plan:*

1. *Jurisdiction Commitment: Increasing the supply of affordable housing; reducing housing cost burdens for low-income households and improving living environment of lower income residents.*
  - *Action: CDBG and HOME funds are provided to Affordable Homes of South Texas, Inc. (a non-profit corporation) which assists low income families to acquire homeownership opportunities. PHA public housing families are referred and have been assisted through this program. Housing Choice Voucher families are referred for participation and use of their voucher as a first time homebuyer in the PHA's Voucher Homeownership Program.*
  - *Action: Through Affordable Homes of South Texas, Inc., development and construction costs are subsidized by CDBG and HOME monies and these reductions of cost burdens are available to PHA public housing and Housing Choice Voucher families who are referred to Affordable Homes of South Texas, Inc. and have been assisted with homebuyer and down payment assistance programs.*
  - *Action: Both of the above actions address the commitment to improve the living environment of lower income PHA residents by providing opportunities to move out of assisted housing conditions.*
2. *Jurisdiction Commitment: Increasing housing choices for low-income and minority residents; addressing the unique needs of large families, the elderly and persons with disabilities.*
  - *Action: The city's housing finance programs have been provided to the McAllen Housing Authority to undertake new developments. Funding was provided from the local Housing Finance Corporation and the ½ cent Sales Tax Corporation to assist with the construction of a new elderly development. Land was donated and City Architectural and Engineering services were also provided to offset development costs.*
  - *Action: The city continues to provide land donations to the McAllen Housing Authority as future sites to construct other housing developments. City Architectural and Engineering services are also provided towards these efforts in compliance with its jurisdictional commitment.*
  - *Action: The city donated 1 acre of land to the McAllen Housing Authority non-profit component; McAllen Housing Finance Corporation (MHFC), to apply for tax credits for development of a 36 unit elderly development. Tax credit application approved and pending construction start in 2009.*

9.0

**Strategy for Addressing Housing 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. **Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.**

*The following points of action describe the PHA's strategy for addressing the housing needs families in the City of McAllen and on the Waiting Lists:*

9.1

- *apply for additional vouchers*
- *leverage private or other public funds to create additional housing opportunities, including mixed financed development.*
- *acquire or build units or developments*
- *increase customer service*
- *renovate or modernize public housing units, and demolition of obsolete Public Housing and replacement of demolished units on a one-for-one basis.*
- *conduct outreach efforts for potential voucher landlords*
- *establish voucher payment standards, as appropriate*
- *implement public housing security improvements*
- *increase number and percentage of employed persons in assisted families*
- *provide or attract supportive services to improve assistance recipients' employability*
- *provide or attract supportive services to increase independence for the elderly or families with disabilities*
- *continue home buying opportunities with Homeownership voucher program or other community resources*
- *increase motivation of residents to become self-sufficient*

**Additional Information.** Describe the following, as well as any additional information HUD has requested.

(a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA's progress in meeting the mission and goals described in the 5 - Year Plan.

**5-Year Plan (2005-2009) Mission and Goals Accomplishments**

- *Continue to manage the existing public housing development known as Vine Terrace*
- *Continue to administer the Voucher Program which has increased from 1,032 vouchers to 1,179*
- *Continue to administer the Voucher Homeownership Program; 32 families assisted with this program*
- *Continue management arrangements with McAllen Housing Facility Corporation to manage 70 unit elderly development*
- *Continue to administer in a fiscally responsible and prudent manner with no audit findings the Low Rent and Voucher Assistance Programs*
- *Continue to fulfill the reporting program requirements as directed by HUD for PHAS, SEMAP, FASS, VMS, etc.*
- *Submitted request and received HUD approval for demolition of an existing 55-year old public housing development*
- *Undertook and completed demolition of an existing 55-year old public housing development of 150 units*
- *Submitted request and awarded 147 Tenant Protection Vouchers to assist families affected by the demolition of an existing 55-year old public housing development*
- *Submitted applications and awarded funding to reconstruct new multi-family developments to provide affordable housing opportunities to families in the community in a new living environment*
- *Constructed a new 128 unit family development with Tax Credit funding and replaced 64 units of demolished public housing within the composition of this new family development*
- *Under construction of new 74 unit family development with Tax Credit funding and will replace 25 units of demolished public housing within the composition of this new family development*
- *Secured funding under the Tax Credit Program to construct a new 36 unit elderly development which will be designated as a Project Based development upon completion*
- *Acquired an existing 48 unit Project Based development to increase housing opportunities to families in the community; required improvements funded with Tax Credit monies previously awarded to the development*
- *Acquired via conveyance of property from the City of McAllen an existing building to be rehabilitated to accommodate administrative offices of the PHA when existing offices are disposed or demolished as per approved demo/dispo application*

(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification"

**Significant Amendment:**

- *Any increase or decrease over 50% in the funds projected in the Financial Resource Statement and/or the Capital Fund Program Annual Statement;*
- *Any change being submitted to HUD that requires a separate notification to residents, such as changes in the Hope VI, Public Housing Conversion, Demolition/Disposition, Designated Housing or Public Housing Homeownership programs; and*
- *Any change in policy or operation that is inconsistent with the applicable Consolidated Plan.*

**Substantial Deviation/Modification**

- *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.*

10.0

11.0

**Required Submission for HUD Field Office Review.** In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. **Note:** Faxed copies of these documents will not be accepted by the Field Office.

- (a) Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations* (which includes all certifications relating to Civil Rights)
- (b) Form HUD-50070, *Certification for a Drug-Free Workplace* (PHAs receiving CFP grants only)
- (c) Form HUD-50071, *Certification of Payments to Influence Federal Transactions* (PHAs receiving CFP grants only)
- (d) Form SF-LLL, *Disclosure of Lobbying Activities* (PHAs receiving CFP grants only)
- (e) Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet* (PHAs receiving CFP grants only)

***Not Applicable***

(f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.

(g) Challenged Elements.

(h) Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report* (PHAs receiving CFP grants only)

- *Capital Fund Program Annual Statement for 2009*
- *Performance and Evaluation Report as of 12/31/2008 for TX59P02850108*
- *Performance and Evaluation Report as of 12/31/2008 for TX59P02850107*
- *Performance and Evaluation Report as of 12/31/2008 for TX59P02850106*

(i) Form HUD-50075.2, *Capital Fund Program Five-Year Action Plan* (PHAs receiving CFP grants only)

***Not Applicable. The Annual Statement for Capital Fund Program Year 2009 represents the fifth year of the Five-Year Action Plan for years 2005-2009. The Five-Year Action Plan was originally based on a fixed five years not on a rolling five year basis. No Form HUD-50075.2 is included with this submission.***

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, as amended, which introduced 5-Year and Annual PHA Plans. The 5-Year and Annual PHA plans provide 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 is to be used by all PHA types for submission of the 5-Year and Annual Plans to HUD. Public reporting burden for this information collection is estimated to average 12.68 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 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. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality

## Instructions form HUD-50075

**Applicability.** This form is to be used by all Public Housing Agencies (PHAs) with Fiscal Year beginning April 1, 2008 for the submission of their 5-Year and Annual Plan in accordance with 24 CFR Part 903. The previous version may be used only through April 30, 2008.

### 1.0 PHA Information

Include the full PHA name, PHA code, PHA type, and PHA Fiscal Year Beginning (MM/YYYY).

### 2.0 Inventory

Under each program, enter the number of Annual Contributions Contract (ACC) Public Housing (PH) and Section 8 units (HCV).

### 3.0 Submission Type

Indicate whether this submission is for an Annual and Five Year Plan, Annual Plan only, or 5-Year Plan only.

### 4.0 PHA Consortia

Check box if submitting a Joint PHA Plan and complete the table.

### 5.0 Five-Year Plan

Identify the PHA's Mission, Goals and/or Objectives (24 CFR 903.6). Complete only at 5-Year update.

**5.1 Mission.** A statement of the mission of the public housing agency for serving the needs of low-income, very low-income, and extremely low-income families in the jurisdiction of the PHA during the years covered under the plan.

**5.2 Goals and Objectives.** Identify quantifiable goals and objectives that will enable the PHA to serve the needs of low income, very low-income, and extremely low-income families.

**6.0 PHA Plan Update.** In addition to the items captured in the Plan template, PHAs must have the elements listed below readily available to the public. Additionally, a PHA must:

- (a) Identify specifically which plan elements have been revised since the PHA's prior plan submission.
- (b) Identify where the 5-Year and Annual Plan may be obtained by the public. At a minimum, PHAs must post PHA Plans, including updates, at each Asset Management Project (AMP) and main office or central office of the PHA. PHAs are strongly encouraged to post complete PHA Plans on its official website. PHAs are also encouraged to provide each resident council a copy of its 5-Year and Annual Plan.

#### PHA Plan Elements. (24 CFR 903.7)

1. **Eligibility, Selection and Admissions Policies, including Deconcentration and Wait List Procedures.** Describe the PHA's policies that govern resident or tenant eligibility, selection and admission including admission preferences for both public housing and HCV and unit assignment policies for public housing; and procedures for maintaining waiting lists for admission to public housing and address any site-based waiting lists.

2. **Financial Resources.** A statement of financial resources, including a listing by general categories, of the PHA's anticipated resources, such as PHA Operating, Capital and other anticipated Federal resources available to the PHA, as well as tenant rents and other income available to support public housing or tenant-based assistance. The statement also should include the non-Federal sources of funds supporting each Federal program, and state the planned use for the resources.
3. **Rent Determination.** A statement of the policies of the PHA governing rents charged for public housing and HCV dwelling units.
4. **Operation and Management.** A statement of the rules, standards, and policies of the PHA governing maintenance management of housing owned, assisted, or operated by the public housing agency (which shall include measures necessary for the prevention or eradication of pest infestation, including cockroaches), and management of the PHA and programs of the PHA.
5. **Grievance Procedures.** A description of the grievance and informal hearing and review procedures that the PHA makes available to its residents and applicants.
6. **Designated Housing for Elderly and Disabled Families.** With respect to public housing projects owned, assisted, or operated by the PHA, describe any projects (or portions thereof), in the upcoming fiscal year, that the PHA has designated or will apply for designation for occupancy by elderly and disabled families. The description shall include the following information: **1)** development name and number; **2)** designation type; **3)** application status; **4)** date the designation was approved, submitted, or planned for submission, and; **5)** the number of units affected.
7. **Community Service and Self-Sufficiency.** A description of: **(1)** Any programs relating to services and amenities provided or offered to assisted families; **(2)** Any policies or programs of the PHA for the enhancement of the economic and social self-sufficiency of assisted families, including programs under Section 3 and FSS; **(3)** How the PHA will comply with the requirements of community service and treatment of income changes resulting from welfare program requirements. **(Note: applies to only public housing).**
8. **Safety and Crime Prevention.** For public housing only, describe the PHA's plan for safety and crime prevention to ensure the safety of the public housing residents. The statement must include: (i) A description of the need for measures to ensure the safety of public housing residents; (ii) A description of any crime prevention activities conducted or to be conducted by the PHA; and (iii) A description of the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities.

9. **Pets.** A statement describing the PHAs policies and requirements pertaining to the ownership of pets in public housing.
10. **Civil Rights Certification.** A PHA will be considered in compliance with the Civil Rights and AFFH Certification if: it can document that it examines its programs and proposed programs to identify any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with the local jurisdiction to implement any of the jurisdiction's initiatives to affirmatively further fair housing; and assures that the annual plan is consistent with any applicable Consolidated Plan for its jurisdiction.
11. **Fiscal Year Audit.** The results of the most recent fiscal year audit for the PHA.
12. **Asset Management.** A statement of how the agency will carry out its asset management functions with respect to the public housing inventory of the agency, including how the agency will plan for the long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs for such inventory.
13. **Violence Against Women Act (VAWA).** A description of: 1) Any activities, services, or programs provided or offered by an agency, either directly or in partnership with other service providers, to child or adult victims of domestic violence, dating violence, sexual assault, or stalking; 2) Any activities, services, or programs provided or offered by a PHA that helps child and adult victims of domestic violence, dating violence, sexual assault, or stalking, to obtain or maintain housing; and 3) Any activities, services, or programs provided or offered by a public housing agency to prevent domestic violence, dating violence, sexual assault, and stalking, or to enhance victim safety in assisted families.

**7.0 Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers**

- (a) **Hope VI or Mixed Finance Modernization or Development.** 1) A description of any housing (including project number (if known) and unit count) for which the PHA will apply for HOPE VI or Mixed Finance Modernization or Development; and 2) A timetable for the submission of applications or proposals. The application and approval process for Hope VI, Mixed Finance Modernization or Development, is a separate process. See guidance on HUD's website at: <http://www.hud.gov/offices/pih/programs/ph/hope6/index.cfm>
- (b) **Demolition and/or Disposition.** With respect to public housing projects owned by the PHA and subject to ACCs under the Act: (1) A description of any housing (including project number and unit numbers [or addresses]), and the number of affected units along with their sizes and accessibility features) for which the PHA will apply or is currently pending for demolition or disposition; and (2) A timetable for the demolition or disposition. The application and approval process for demolition and/or disposition is a separate process. See guidance on HUD's website at: [http://www.hud.gov/offices/pih/centers/sac/demo\\_dispo/index.cfm](http://www.hud.gov/offices/pih/centers/sac/demo_dispo/index.cfm)  
**Note:** This statement must be submitted to the extent that approved and/or pending demolition and/or disposition has changed.
- (c) **Conversion of Public Housing.** With respect to public housing owned by a PHA: 1) A description of any building or buildings (including project number and unit count) that the PHA is required to convert to tenant-based assistance or

that the public housing agency plans to voluntarily convert; 2) An analysis of the projects or buildings required to be converted; and 3) A statement of the amount of assistance received under this chapter to be used for rental assistance or other housing assistance in connection with such conversion. See guidance on HUD's website at: <http://www.hud.gov/offices/pih/centers/sac/conversion.cfm>

- (d) **Homeownership.** A description of any homeownership (including project number and unit count) administered by the agency or for which the PHA has applied or will apply for approval.
- (e) **Project-based Vouchers.** If the PHA wishes to use the project-based voucher program, a statement of the projected number of project-based units and general locations and how project basing would be consistent with its PHA Plan.

**8.0 Capital Improvements.** This section provides information on a PHA's Capital Fund Program. With respect to public housing projects owned, assisted, or operated by the public housing agency, a plan describing the capital improvements necessary to ensure long-term physical and social viability of the projects must be completed along with the required forms. Items identified in 8.1 through 8.3, must be signed where directed and transmitted electronically along with the PHA's Annual Plan submission.

**8.1 Capital Fund Program Annual Statement/Performance and Evaluation Report.** PHAs must complete the *Capital Fund Program Annual Statement/Performance and Evaluation Report* (form HUD-50075.1), for each Capital Fund Program (CFP) to be undertaken with the current year's CFP funds or with CFFP proceeds. Additionally, the form shall be used for the following purposes:

- (a) To submit the initial budget for a new grant or CFFP;
- (b) To report on the Performance and Evaluation Report progress on any open grants previously funded or CFFP; and
- (c) To record a budget revision on a previously approved open grant or CFFP, e.g., additions or deletions of work items, modification of budgeted amounts that have been undertaken since the submission of the last Annual Plan. The Capital Fund Program Annual Statement/Performance and Evaluation Report must be submitted annually.

Additionally, PHAs shall complete the Performance and Evaluation Report section (see footnote 2) of the *Capital Fund Program Annual Statement/Performance and Evaluation* (form HUD-50075.1), at the following times:

1. At the end of the program year; until the program is completed or all funds are expended;
2. When revisions to the Annual Statement are made, which do not require prior HUD approval, (e.g., expenditures for emergency work, revisions resulting from the PHAs application of fungibility); and
3. Upon completion or termination of the activities funded in a specific capital fund program year.

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

PHAs must submit the *Capital Fund Program Five-Year Action Plan* (form HUD-50075.2) for the entire PHA portfolio for the first year of participation in the CFP and annual update thereafter to eliminate the previous year and to add a new fifth year (rolling basis) so that the form always covers the present five-year period beginning with the current year.

**8.3 Capital Fund Financing Program (CFFP).** Separate, written HUD approval is required if the PHA proposes to pledge any

portion of its CFP/RHF funds to repay debt incurred to finance capital improvements. The PHA must identify in its Annual and 5-year capital plans the amount of the annual payments required to service the debt. The PHA must also submit an annual statement detailing the use of the CFFP proceeds. See guidance on HUD's website at:

<http://www.hud.gov/offices/pih/programs/ph/capfund/cffp.cfm>

**9.0 Housing Needs.** Provide a statement of the housing needs of families residing in the jurisdiction served by the PHA and the means by which the PHA intends, to the maximum extent practicable, to address those needs. **(Note: Standard and Troubled PHAs complete annually; Small and High Performers complete only for Annual Plan submitted with the 5-Year Plan).**

**9.1 Strategy for Addressing Housing Needs.** Provide a 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. **(Note: Standard and Troubled PHAs complete annually; Small and High Performers complete only for Annual Plan submitted with the 5-Year Plan).**

**10.0 Additional Information.** Describe the following, as well as any additional information requested by HUD:

- (a) **Progress in Meeting Mission and Goals.** PHAs must include (i) a statement of the PHAs progress in meeting the mission and goals described in the 5-Year Plan; (ii) the basic criteria the PHA will use for determining a significant amendment from its 5-year Plan; and a significant amendment or modification to its 5-Year Plan and Annual Plan. **(Note: Standard and Troubled PHAs complete annually; Small and High Performers complete only for Annual Plan submitted with the 5-Year Plan).**
- (b) **Significant Amendment and Substantial Deviation/Modification.** PHA must provide the definition of "significant amendment" and "substantial deviation/modification". **(Note: Standard and Troubled PHAs complete annually; Small and High Performers complete only for Annual Plan submitted with the 5-Year Plan.)**

- (c) PHAs must include or reference any applicable memorandum of agreement with HUD or any plan to improve performance. **(Note: Standard and Troubled PHAs complete annually).**

**11.0 Required Submission for HUD Field Office Review.** In order to be a complete package, PHAs must submit items (a) through (g), with signature by mail or electronically with scanned signatures. Items (h) and (i) shall be submitted electronically as an attachment to the PHA Plan.

- (a) Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations*
- (b) Form HUD-50070, *Certification for a Drug-Free Workplace (PHAs receiving CFP grants only)*
- (c) Form HUD-50071, *Certification of Payments to Influence Federal Transactions (PHAs receiving CFP grants only)*
- (d) Form SF-LLL, *Disclosure of Lobbying Activities (PHAs receiving CFP grants only)*
- (e) Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet (PHAs receiving CFP grants only)*
- (f) Resident Advisory Board (RAB) comments.
- (g) Challenged Elements. Include any element(s) of the PHA Plan that is challenged.
- (h) Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report (Must be attached electronically for PHAs receiving CFP grants only)*. See instructions in 8.1.
- (i) Form HUD-50075.2, *Capital Fund Program Five-Year Action Plan (Must be attached electronically for PHAs receiving CFP grants only)*. See instructions in 8.2.

**PHA Certifications of Compliance with the PHA Plans and Related Regulations:  
Board Resolution to Accompany the PHA 5-Year and Annual PHA Plan**

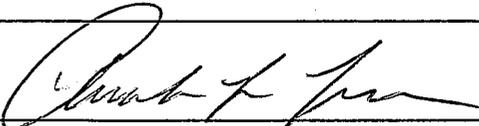
*Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the \_\_\_ 5-Year and/or  Annual PHA Plan for the PHA fiscal year beginning July 1, 2009, hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:*

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA certifies that there has been no change, significant or otherwise, to the Capital Fund Program (and Capital Fund Program/Replacement Housing Factor) Annual Statement(s), since submission of its last approved Annual Plan. The Capital Fund Program Annual Statement/Annual Statement/Performance and Evaluation Report must be submitted annually even if there is no change.
4. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
5. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
6. The PHA certifies that it will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
7. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions.
8. For PHA Plan that includes a policy for site based waiting lists:
  - The PHA regularly submits required data to HUD's 50058 PIC/IMS Module in an accurate, complete and timely manner (as specified in PIH Notice 2006-24);
  - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
  - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
  - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
  - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903.7(c)(1).
9. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
10. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
11. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
12. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.

13. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
14. The PHA will provide the responsible entity or HUD any documentation that the responsible entity or HUD needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or Part 50, respectively.
15. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
16. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
17. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act, the Residential Lead-Based Paint Hazard Reduction Act of 1992, and 24 CFR Part 35.
18. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No. A-87 (Cost Principles for State, Local and Indian Tribal Governments), 2 CFR Part 225, and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).
19. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
20. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.
21. The PHA provides assurance as part of this certification that:
  - (i) The Resident Advisory Board had an opportunity to review and comment on the changes to the policies and programs before implementation by the PHA;
  - (ii) The changes were duly approved by the PHA Board of Directors (or similar governing body); and
  - (iii) The revised policies and programs are available for review and inspection, at the principal office of the PHA during normal business hours.
22. The PHA certifies that it is in compliance with all applicable Federal statutory and regulatory requirements.

McAllen Housing Authority	TX028
PHA Name	PHA Number/HA Code
<input type="checkbox"/> 5-Year PHA Plan for Fiscal Years 20__ - 20__	
<input checked="" type="checkbox"/> Annual PHA Plan for Fiscal Years 20 <sup>09</sup> - 20 <sup>10</sup>	

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

Name of Authorized Official	Title
Aurelio Leo Lara	Chairman, Board of Commissioners
Signature	Date
	4/14/2009

# Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

McAllen Housing Authority

Program/Activity Receiving Federal Grant Funding

Capital Fund Program

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

Vine Terrace  
2220 N. 27th Street  
McAllen, Texas 78501

McAllen Housing Authority Administration Office  
2301 Jasmine Avenue  
McAllen, Texas 78501

Learning Center  
1200 N. 25th Street  
McAllen, Texas 78501

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

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

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

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

Name of Authorized Official

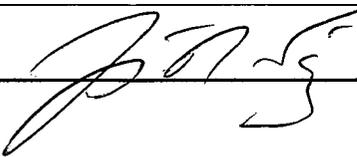
Jose A. Saenz

Title

Executive Director

Signature

X



Date

April 6, 2009

# Certification of Payments to Influence Federal Transactions

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

Applicant Name

McAllen Housing Authority

Program/Activity Receiving Federal Grant Funding

Capital Fund Program

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

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

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

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

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

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

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

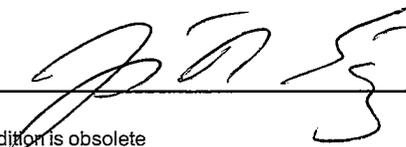
Name of Authorized Official

Jose A. Saenz

Title

Executive Director

Signature



Date (mm/dd/yyyy)

4/6/2009

Previous edition is obsolete

form HUD 50071 (3/98)  
ref. Handbooks 7417.1, 7475.13, 7485.1, & 7485.3

## DISCLOSURE OF LOBBYING ACTIVITIES

Approved by OMB

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

0348-0046

(See reverse for public burden disclosure.)

<b>1. Type of Federal Action:</b> <input type="checkbox"/> a. contract <input checked="" type="checkbox"/> b. grant c. cooperative agreement d. loan e. loan guarantee f. loan insurance	<b>2. Status of Federal Action:</b> <input type="checkbox"/> a. bid/offer/application b. initial award c. post-award	<b>3. Report Type:</b> <input type="checkbox"/> a. initial filing b. material change <b>For Material Change Only:</b> year _____ quarter _____ date of last report _____
<b>4. Name and Address of Reporting Entity:</b> <input checked="" type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known:  <b>Congressional District, if known:</b> 28	<b>5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime:</b>  NOT APPLICABLE  <b>Congressional District, if known:</b>	
<b>6. Federal Department/Agency:</b>  US Department of Housing and Urban Development	<b>7. Federal Program Name/Description:</b>  Capital Fund Program  CFDA Number, if applicable: 14.872	
<b>8. Federal Action Number, if known:</b>	<b>9. Award Amount, if known:</b>  \$ 300,000 (Estimate)	
<b>10. a. Name and Address of Lobbying Registrant</b> <i>(if individual, last name, first name, MI):</i>  NOT APPLICABLE	<b>b. Individuals Performing Services</b> <i>(including address if different from No. 10a)</i> <i>(last name, first name, MI):</i>  NOT APPLICABLE	
<b>11.</b> Information requested through this form is authorized by title 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.	Signature: _____ Print Name: Jose A. Saenz Title: Executive Director, McAllen Housing Authority Telephone No.: 956-686-3951      Date: 4/6/2009	
<b>Federal Use Only:</b>		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)

## REQUIRED SUBMISSION INFORMATION

### 11.0 (f)

#### (f) Resident Advisory Board Comments:

The Public Hearing for presentation of the Annual Plan and Capital Fund Program was scheduled and held on Wednesday March 11, 2009 at 6:00 pm at the Retama Village Community Center.

- Housing Authority Staff Present:

Jose A. Saenz, Executive Director

Maria Luisa Yanez, Low Rent Supervisor

- Vine Terrace Residents in attendance at Public Hearing for Presentation of Annual Plan and Capital Fund Program:

Luis Gonzalez  
2225 N. 27<sup>th</sup> Street  
McAllen, Texas 78501

Agustin Arvizu  
2213 N. 27<sup>th</sup> Lane  
McAllen, Texas 78501

- No oral or written testimony was made or introduced to the presentation provided to the Residents present.
- Additional attachments include:
  1. Sign In Sheet
  2. Testimony Form
  3. Copy of Posted Announcement of meeting date, time and place.

# McAllen Housing Authority

## Capital Fund Fiscal Meeting

Sign In Sheet  
03/11/2009

**NAME**  
(Nombre)

**ADDRESS**  
(Direccion)

**PHONE**  
(Telefono)

1 Luís Gonzalez 956-630.3862

2 Agustín Ramirez

3 \_\_\_\_\_

4 \_\_\_\_\_

5 \_\_\_\_\_

6 \_\_\_\_\_

7 \_\_\_\_\_

8 \_\_\_\_\_

9 \_\_\_\_\_

10 \_\_\_\_\_

11 \_\_\_\_\_

12 \_\_\_\_\_

13 \_\_\_\_\_

14 \_\_\_\_\_

15 \_\_\_\_\_

16 \_\_\_\_\_

17 \_\_\_\_\_

18 \_\_\_\_\_

19 \_\_\_\_\_

**RESIDENT'S REQUEST FORM / FORMA DE TESTIMONIO**

I would like to provide oral comments at the meeting this evening.

Deseo hacer testimonio esta noche. YES/SI \_\_\_\_\_ NO \_\_\_\_\_

*Please limit your remarks to three minutes. Thank You.*

*Su testimonio esta limitado a tres minutos. Gracias.*

I will provide written comments on this meeting later.

Deseo entregar comentarios en escrito. YES/SI \_\_\_\_\_ NO \_\_\_\_\_

Please complete the information below and submit accordingly.

Por favor entregue esta forma en la manera propia.

Date / Fecha: \_\_\_\_\_

Name / Nombre: \_\_\_\_\_

Address / Domicilio: \_\_\_\_\_

Telephone Number / Telefono: \_\_\_\_\_

State briefly the topic of interest / Indique lo que quiere comentar:

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Written comments must be submitted by March 20, 2009 at the Housing Authority office. / Comentarios en escrito se deben entregar a la oficina de McAllen Housing antes del dia 20 de Marzo de 2009.

**MCALLEN HOUSING AUTHORITY  
PUBLIC HEARING**

The McAllen Housing Authority is scheduling a Public Hearing to obtain input from residents of Vine Terrace in reference to the Annual Plan Submission to be submitted to the U.S. Department of Housing and Urban Development for Fiscal year Beginning July 1, 2009 . Total funds being allocated for this year are from the Operating Fund Program and Capital Fund Program. All residents are encouraged to attend this hearing at the following location.

Date: March 11, 2009  
Time: 6:00 p.m.  
Place: Retama Village Community Center  
2301 Jasmine  
McAllen, Texas 78501

The proposed Annual Plan will be presented at the public hearing. For further information please call 686-3951.

.....  
**MCALLEN HOUSING AUTHORITY  
JUNTA INFORMATIVA**

La oficina del McAllen Housing Authority tendra una Junta Informativa para los residents de Vine Terrace a referencia del Programa de Trabajo para el ano fiscal cual empieza el dia 1 de Julio de 2009. Se anticipa recibir la cantidad en fondos federales para la administracion, proyectos, y mantenimiento de estas comunidades. Este aviso es para que los residents asisten a la junta y den sus comentarios sobre el Programa de Trabajo.

La fecha, horario y lugar de esta junta sera:

Fecha: Marzo 11, 2009  
Hora: 6:00 p.m.  
Lugar: Centro Comunitario de Retama Village

Para mas informacion, por favor comuniquese a nuestra oficina al numero 686-3951.

**REQUIRED SUBMISSION INFORMATION**  
**11.0 (g)**

(g) Challenged Elements:

There were no challenged elements to the presentation made.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 OMB No. 2577-0226  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority

Grant Type and Number  
 Capital Fund Program Grant No: TX59P02850109  
 Date of CFPP: \_\_\_\_\_

Replacement Housing Factor Grant No:

FY of Grant:  
 2009  
 FY of Grant Approval:

Line	Summary by Development Account	Type of Grant		Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	
		<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending:	<input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: ) <input type="checkbox"/> Final Performance and Evaluation Report					Expended	
1	Total non-CFP Funds								
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>			30,000					
3	1408 Management Improvements			10,000					
4	1410 Administration (may not exceed 10% of line 21)			10,000					
5	1411 Audit								
6	1415 Liquidated Damages								
7	1430 Fees and Costs			10,000					
8	1440 Site Acquisition			200,000					
9	1450 Site Improvement								
10	1460 Dwelling Structures								
11	1465.1 Dwelling Equipment—Nonexpendable								
12	1470 Non-dwelling Structures			50,000					
13	1475 Non-dwelling Equipment								
14	1485 Demolition								
15	1492 Moving to Work Demonstration								
16	1495.1 Relocation Costs								
17	1499 Development Activities <sup>4</sup>								
18a	1501 Collateralization or Debt Service paid by the PHA								
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment								
19	1502 Contingency (may not exceed 8% of line 20)								
20	Amount of Annual Grant (sum of lines 2 – 19)				300,000				
21	Amount of line 20 Related to LBP Activities								
22	Amount of line 20 Related to Section 504 Activities								
23	Amount of line 20 Related to Security – Soft Costs								
24	Amount of line 20 Related to Security – Hard Costs								
25	Amount of line 20 Related to Energy Conservation Measures								

<sup>1</sup> To be completed for the Performance and Evaluation Report.  
<sup>2</sup> To be completed for the Performance and Evaluation Report or a Revised Annual Statement.  
<sup>3</sup> PHAs with under 250 units in management may use 100% of CFP Grants for operations.  
<sup>4</sup> RHF funds shall be included here.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX59P02850109		Replacement Housing Factor Grant No:		FFY of Grant: 2009	
		Date of CFPP:				FFY of Grant Approval:	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending:		<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	Summary by Development Account	Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended
	Signature of Executing Director	Date		Signature of Public Housing Director			
		4/14/2009					









Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 OMB No. 2577-0226  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority	Grant Type and Number Capital Fund Program Grant No. TX59P02850108	Replacement Housing Factor Grant No.:	FY of Grant: 2008
	Date of CFPP: 12/31/2008		FY of Grant Approval:

Line	Summary by Development Account	Type of Grant		Performance and Evaluation Report for Period Ending: 12/31/2008		Revised Annual Statement (revision no: )	
		<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	Original	Total Estimated Cost	Obligated	Total Actual Cost <sup>1</sup>
1	Total non-CFP Funds			23,881		0	0
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>			12,500		0	0
3	1408 Management Improvements			12,500		0	0
4	1410 Administration (may not exceed 10% of line 21)					0	0
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs						
8	1440 Site Acquisition			30,000		0	0
9	1450 Site Improvement			120,000		0	0
10	1460 Dwelling Structures			86,000		0	0
11	1465.1 Dwelling Equipment—Nonexpendable					0	0
12	1470 Non-dwelling Structures			20,000			
13	1475 Non-dwelling Equipment						
14	1485 Demolition						
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs						
17	1499 Development Activities <sup>4</sup>						
18a	1501 Collateralization or Debt Service paid by the PHA						
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment						
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant. (sum of lines 2 – 19)			303,881		0	0
21	Amount of line 20 Related to LBP Activities						
22	Amount of line 20 Related to Section 504 Activities						
23	Amount of line 20 Related to Security – Soft Costs						
24	Amount of line 20 Related to Security – Hard Costs						
25	Amount of line 20 Related to Energy Conservation Measures						

<sup>1</sup> To be completed for the Performance and Evaluation Report.  
<sup>2</sup> To be completed for the Performance and Evaluation Report or a Revised Annual Statement.  
<sup>3</sup> PHAs with under 250 units in management may use 100% of CFP Grants for operations.  
<sup>4</sup> RHF funds shall be included here.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No. TX59P02850108 Date of CFPP: _____		Replacement Housing Factor Grant No.:		FFY of Grant: 2008	
Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2008		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no: )		<input type="checkbox"/> Final Performance and Evaluation Report	
Line	Summary by Development Account	Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended
Signature of Executive Director		Date	Signature of Public Housing Director				
		4/14/2009	Dorice A. Smith				

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part II: Supporting Pages

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX59P02850108 Replacement Housing Factor Grant No:		Federal FFY of Grant: 2008		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost	Status of Work
Vine Terrace	Resurfacing & new construction of parking spaces & pedestrian access to housing units	1450	49	50,000	0	No Activity
Vine Terrace	Landscaping Improvements	1450	1	50,000	0	No Activity
Vine Terrace	Installation of floor tile	1460	49	50,000	0	No Activity
Vine Terrace	Bathroom Accessibility Improvements	1460	10	10,000	0	No Activity
Vine Terrace	Gas Meter Relocation	1450	40	20,000	0	No Activity
Vine Terrace	Gutter installation	1460	49	25,000	0	No Activity
Vine Terrace	Community Center Improvements	1470	1	20,000	0	No Activity
PHA - Wide	Site Acquisition	1440	1	30,000	0	No Activity
PHA - Wide	Operations	1406		23,881	0	No Activity

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

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part II: Supporting Pages

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:		TX59P02850108		CFPP (Yes/ No):		Federal FFY of Grant: 2008		Status of Work
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>			
PHA - Wide	Update Policies & Procedures	1408		2,000		0	0			No Activity
PHA - Wide	Technical Assistance	1408		1,500		0	0			No Activity
PHA - Wide	Commissioners Training	1408		1,500		0	0			No Activity
PHA - Wide	Staff Training	1408		4,000		0	0			No Activity
PHA - Wide	Update Software	1408		2,000		0	0			No Activity
PHA - Wide	HR Policy Updates	1408		1,500		0	0			No Activity
PHA - Wide	Pro-rated Salaries	1410		4,000		0	0			No Activity
PHA - Wide	Support Staff	1410		2,000		0	0			No Activity
PHA - Wide	Travel	1410		4,000		0	0			No Activity
PHA - Wide	Supplies	1410		2,500		0	0			No Activity

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

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part III: Implementation Schedule for Capital Fund Financing Program

PHA Name: McAllen Housing Authority		Federal FFY of Grant: 2008			
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)	Reasons for Revised Target Dates <sup>1</sup>		
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
Vine Terrace	6/30/2010		6/30/2012		No changes
PHA - Wide / 1406	6/30/2010		6/30/2012		No changes
PHA - Wide / 1408	6/30/2010		6/30/2012		No changes
PHA - Wide / 1410	6/30/2010		6/30/2012		No changes

<sup>1</sup> Obligation and expenditure end dated can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.



Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 OMB No. 2577-0226  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority	Grant Type and Number Capital Fund Program Grant No: TX59P02850107	Replacement Housing Factor Grant No:	FY of Grant: 2007
	Date of CFPP: 12/31/2008		FY of Grant Approval:

Line	Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2008	Summary by Development Account	Disasters/Emergencies		Revised Annual Statement (revision no: )		Final Performance and Evaluation Report		
			Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended	
1		Total non-CFP Funds							
2		1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	20,387		20,387	0		0	
3		1408 Management Improvements	12,500		12,500	0		0	
4		1410 Administration (may not exceed 10% of line 21)	12,500		12,500	0		0	
5		1411 Audit							
6		1415 Liquidated Damages							
7		1430 Fees and Costs							
8		1440 Site Acquisition	85,000		125,000	0		0	
9		1450 Site Improvement	60,000		60,000	0		0	
10		1460 Dwelling Structures	90,000		50,000	0		0	
11		1465.1 Dwelling Structures—Nonexpendable	20,000		10,000	0		0	
12		1470 Non-dwelling Structures							
13		1475 Non-dwelling Equipment							
14		1485 Demolition	10,000						
15		1492 Moving to Work Demonstration							
16		1495.1 Relocation Costs							
17		1499 Development Activities <sup>4</sup>							
18a		1501 Collateralization or Debt Service paid by the PHA							
18ba		9000 Collateralization or Debt Service paid Via System of Direct Payment							
19		1502 Contingency (may not exceed 8% of line 20)							
20		Amount of Annual Grant. (sum of lines 2 - 19)	310,387		310,387	0		0	
21		Amount of line 20 Related to LBP Activities							
22		Amount of line 20 Related to Section 504 Activities							
23		Amount of line 20 Related to Security - Soft Costs							
24		Amount of line 20 Related to Security - Hard Costs							
25		Amount of line 20 Related to Energy Conservation Measures							

<sup>1</sup> To be completed for the Performance and Evaluation Report.  
<sup>2</sup> To be completed for the Performance and Evaluation Report or a Revised Annual Statement.  
<sup>3</sup> PHAs with under 250 units in management may use 100% of CFP Grants for operations.  
<sup>4</sup> RHF funds shall be included here.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX59P02850107 Date of CFPP: _____		Replacement Housing Factor Grant No: _____		FFY of Grant: 2007	
Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2008		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no: ) <input type="checkbox"/> Final Performance and Evaluation Report		FFY of Grant Approval: _____	
Line	Summary by Development Account	Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended
Signature of Executive Director <i>[Signature]</i>		Date 4/14/2009		Signature of Public Housing Director		Date	

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part II: Supporting Pages

PHA Name: McAllen Housing Authority	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:	TX59P02850107		CFPP (Yes/No):		Federal FFY of Grant:		2007	Status of Work
		Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost Original	Revised <sup>1</sup>		
Relama Village	Demolition & clearance activity	1485	1	20,000	0	0	0		
Relama Village	Site Acquisition	1440	1	75,000	125,000	0	0	No Activity	
Relama Village	Wall Heater Furnances	1460	20	20,000	0	0	0		
Relama Village	Relocate electrical conduits	1460	25	20,000	0	0	0		
Relama Village	Purchase of water heaters	1465.1	50	10,000	0	0	0		
Vine Terrace	Resurfacing & new construction of parking spaces & pedestrian access	1450	49	50,000	50,000	0	0	No Activity	
Vine Terrace	Landscaping improvements	1450	1	10,000	10,000	0	0	No Activity	
Vine Terrace	Installation of floor tile	1460	49	50,000	50,000	0	0	No Activity	
Vine Terrace	Purchase of appliances	1465.1	49	10,000	10,000	0	0	No Activity	

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



Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part III: Implementation Schedule for Capital Fund Financing Program

PHA Name: McAllen Housing Authority		Federal FFY of Grant: 2007			
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)	Reasons for Revised Target Dates <sup>1</sup>		
Retama Village	Original Obligation End Date 9/12/2009	Actual Obligation End Date	Original Expenditure End Date 9/12/2011	Actual Expenditure End Date	No Changes
Vine Terrace	Original Obligation End Date 9/12/2009	Actual Obligation End Date	Original Expenditure End Date 9/12/2011	Actual Expenditure End Date	No Changes
PHA - Wide / 1406	Original Obligation End Date 9/12/2009	Actual Obligation End Date	Original Expenditure End Date 9/12/2011	Actual Expenditure End Date	No Changes
PHA - Wide / 1408	Original Obligation End Date 9/12/2009	Actual Obligation End Date	Original Expenditure End Date 9/12/2011	Actual Expenditure End Date	No Changes
PHA - Wide 1410	Original Obligation End Date 9/12/2009	Actual Obligation End Date	Original Expenditure End Date 9/12/2011	Actual Expenditure End Date	No Changes

<sup>1</sup> Obligation and expenditure end dated can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.



Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 OMB No. 2577-0226  
 Expires 4/30/2011

Part I: Summary

PHA Name: <b>McAllen Housing Authority</b>	Grant Type and Number Capital Fund Program Grant No: TX59P02850106	Replacement Housing Factor Grant No:	FFY of Grant: 2006
	Date of CFPP: 12/31/2008		FFY of Grant Approval:

Line	Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2008	Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: ) <input type="checkbox"/> Final Performance and Evaluation Report	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
			Original	Revised <sup>2</sup>	Obligated	Expended
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>		14,528	23,230	23,230	0
3	1408 Management Improvements		10,000	10,000	10,000	0
4	1410 Administration (may not exceed 10% of line 21)		10,000	10,000	10,000	0
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs					
8	1440 Site Acquisition					
9	1450 Site Improvement		5,000	5,000	11,815	11,815
10	1460 Dwelling Structures		200,000	200,000	48,185	0
11	1465.1 Dwelling Equipment—Nonexpendable		35,000	35,000		
12	1470 Non-dwelling Structures					
13	1475 Non-dwelling Equipment					
14	1485 Demolition		20,000	20,000	200,000	200,000
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities <sup>4</sup>					
18a	1501 Collateralization or Debt Service paid by the PHA					
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment					
19	1502 Contingency (may not exceed 8% of line 20)					
20	Amount of Annual Grant (sum of lines 2 – 19)		294,528	303,230	303,230	211,815
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security – Soft Costs					
24	Amount of line 20 Related to Security – Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					

<sup>1</sup> To be completed for the Performance and Evaluation Report.  
<sup>2</sup> To be completed for the Performance and Evaluation Report or a Revised Annual Statement.  
<sup>3</sup> PHAs with under 250 units in management may use 100% of CFP Grants for operations.  
<sup>4</sup> RHF funds shall be included here.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part I: Summary

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No. TX59P02850106 Date of CFPP: _____		Replacement Housing Factor Grant No.:		FFY of Grant: 2006	
Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2008		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no: )		<input type="checkbox"/> Final Performance and Evaluation Report	
Line	Summary by Development Account	Original	Total Estimated Cost	Revised <sup>1</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended
Signature of Executive Director <i>[Signature]</i>		Date 4/14/2009	Signature of Public Housing Director				

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part II: Supporting Pages

PHA Name: McAllen Housing Authority	Grant Type and Number		Development Account No.	Quantity	Total Estimated Cost		Federal FFY of Grant:		Status of Work
	Capital Fund Program Grant No:	Replacement Housing Factor Grant No:			Original	Revised <sup>1</sup>	2006	2006	
Retama Village	Relocation washing machine drains		1460	74	40,000		Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
Retama Village	Purchase of ceiling fans		1465.1	208	15,000				
Retama Village	Purchase/install exterior doors		1460	300	80,000				
Retama Village	Purchase/install closet & bath doors		1460	75	40,000				
Retama Village	Floor tile improvements		1460	40	40,000				
Retama Village	Purchase of water heaters		1465.1	50	5,000				
Retama Village	Purchase of appliances		1465.1		7,500				
Retama Village	Landscaping improvements		1450		5,000				
Retama Village	Demolition activity		1485		20,000	200,000	200,000	200,000	Complete
Vine Terrace	Purchase of appliances		1465.1	49	7,500				

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

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part II: Supporting Pages

PHA Name: McAllen Housing Authority		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:		TX59P02850106		CFFP (Yes/No):		Federal FFY of Grant: 2006		Status of Work
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>			
Vine Terrace	Sidewalk, parking & accessibility improvements in development	1460	0	0	11,815	11,815	11,815	11,815	11,815	Underway
PHA - Wide	Technical Assistance	1408	1,500	1,500	1,500	1,500	0	0	0	No Activity
PHA - Wide	Commissioners Training	1408	1,500	1,500	1,500	1,500	0	0	0	No Activity
PHA - Wide	Staff Training	1408	2,000	2,000	2,000	2,000	0	0	0	No Activity
PHA - Wide	Update Software	1408	1,500	1,500	1,500	1,500	0	0	0	No Activity
PHA - Wide	HR Policy updates	1408	1,500	1,500	1,500	1,500	0	0	0	No Activity
PHA - Wide	Update policies & procedures	1408	2,000	2,000	2,000	2,000	0	0	0	No Activity
PHA - Wide	Travel	1410	1,000	1,000	1,000	1,000	0	0	0	No Activity
PHA - Wide	Supplies	1410	1,000	1,000	1,000	1,000	0	0	0	No Activity
PHA - Wide	Support Staff	1410	8,000	8,000	8,000	8,000	0	0	0	No Activity
PHA - Wide	Operations	1406	14,528	23,230	23,230	23,230	0	0	0	No Activity

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

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 Expires 4/30/2011

Part III: Implementation Schedule for Capital Fund Financing Program

PHA Name: McAllen Housing Authority		Federal FFY of Grant: 2006			
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)	Reasons for Revised Target Dates <sup>1</sup>		
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date		
Retama Village	6/30/2008	7/17/2008	6/30/2010	7/17/2010	No Changes
Vine Terrace	6/30/2009	7/17/2008	6/30/2010	7/17/2010	No Changes
PHA - Wide / 1406	6/30/2009	7/17/2008	6/30/2011	7/17/2010	No Changes
PHA - Wide / 1408	6/30/2009	7/17/2008	6/30/2011	7/17/2010	No Changes
PHA - Wide 1410	6/30/2009	7/17/2008	6/30/2011	7/17/2010	No Changes

<sup>1</sup> Obligation and expenditure end dated can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.

