PHA 5-Year and Annual Plan	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires 4/30/2011

1.0 PHA Information

PHA Name: **Williams Housing Authority** PHA Code: **AZ041**

PHA Type: ☒ Small ☒ High Performing ☐ Standard ☒ HCV (Section 8)

PHA Fiscal Year Beginning: (MM/YYYY): **07/2010**

2.0 Inventory (based on ACC units at time of FY beginning in 1.0 above)

Number of PH units: **30** Number of HCV units: **47**

3.0 Submission Type

☐ 5-Year and Annual Plan ☐ Annual Plan Only ☒ 5-Year Plan Only

4.0 PHA Consortia ☐ PHA Consortia: (Check box if submitting a joint Plan and complete table below.)

Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program	
				PH	HCV
PHA 1:					
PHA 2:					
PHA 3:					

5.0 5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.

5.1 Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years: **Williams Housing Authority is committed to providing excellent affordable housing opportunities for qualified persons through effective management, excellent customer service and wise stewardship of public funds. We will partner with our clients and the greater community to enhance the quality of life in our developments and expand affordable housing opportunities in Williams.**

5.2 Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.

WHA will continue to apply for additional rental vouchers should they come available. We will also aggressively search for grants and funding from other sources in order to continue and hopefully full fill our optimistic Capital outlay plan. WHA will continue to improve public housing management and voucher management and better assist our clients and serve the needs of low-income families.

WHA has a very low turnover rate of families in our public housing units which is due in part by customer satisfaction of our safe, clean and updated units as well as administration and ongoing maintenance. We have continued to keep our public housing management (PHAS score) above 90% and our voucher management (SEMAP score). WHA continues to strive to be an Equal Opportunity in Housing for all Americans.

PHA Plan Update

(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: **Elements of the PHA Plan that have been updated since the last Annual Plan are – Procurement Policy and Maintenance Policy. WHA has also amended its Administrative Plan to comply with and support the Violence Against Women Act (VAWA). The Addendum is an attachment to this 5-Year Plan in its entirety.**

(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. **The 5-Year and Annual PHA Plan may be obtained at the Williams Housing Authority office located at 620 West Sheridan Avenue, Williams Arizona 86046.**

6.0

Financial Resources – WHA receives annual funding from federal resources such as Public Housing Operating Fund and Capital Fund, as well as Dwelling Rental Income and interest on investments, Section 8 Housing Assistance and Administrative Fees. The following table is list of WHA's financial resources which we have budgeted that will support all of our housing programs for FY 2011:

Source – Public Housing	Budget	Planned Use
Dwelling Rental Income	$ 47,500	PH Operations & Maintenance
Interest on investments	$ 1,650	PH Operations & Maintenance
HUD Operating Subsidy	$116,012	PH Operations & Maintenance
CFP Funds	$ 53,000	Capital projects & PH Operations
Other income (Fraud Recovery, snow removal, etc)	$ 2,000	PH Operations & Maintenance
Public Housing Total Budget FY 2011	**$220,162**	

Source – Section 8 Vouchers	Budget	Planned Use
Section 8 Housing Assistance Payments	$282,618	Housing Assistance Payments
Section 8 Administrative Fee	$ 36,739	Sec 8 Administration & Operations
Section 8 Total Budget FY 2011	**$319,357**	

Most Recent Audit Finding – WHA's 2009 Fiscal Year Audit had no audit findings.

7.0	**Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers.** *Include statements related to these programs as applicable.*
8.0	**Capital Improvements.** Please complete Parts 8.1 through 8.3, as applicable.
8.1	**Capital Fund Program Annual Statement/Performance and Evaluation Report.** As part of the PHA 5-Year and Annual Plan, annually complete and submit the *Capital Fund Program Annual Statement/Performance and Evaluation Report,* form HUD-50075.1, for each current and open CFP grant and CFFP financing.
8.2	**Capital Fund Program Five-Year Action Plan.** As part of the submission of the Annual Plan, PHAs must complete and submit the *Capital Fund Program Five-Year Action Plan,* 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.
8.3	**Capital Fund Financing Program (CFFP).** ☐ 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.

9.0

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.

Per the 2000 Census, Williams' population was at 2,842 with an unemployment rate of 4.2%. In 2008 the population rose to 3,165 (11% increase) and the unemployment rate only rose to 4.8% or a 6% increase. Even though unemployment did not rise as much, the number of individuals and families living below poverty level is still above the national average.

Families below poverty level 9.9% (average 9.2%) **Individuals below poverty level 12.8% (12.4% avg)**

Currently WHA provides housing and housing assistance to a total of 68 families. The composition of those assisted is as follows: 54% White, 35% Hispanic, 3% Black, 3% Indian and 4% Other. While WHA only has funding and housing availability for approximately 2-1/2% of those in the "below poverty level" we continually accept applications and put individuals and families on our Waiting List in anticipation of future expansion and/or more Section 8 assistance. WHA's Waiting List consists of 358 applications, 153 for Public Housing and 205 for Section 8 Assistance (approximately 10% of the population of Williams). Please note that a large portion of applications are on both lists so in order to correctly note by type and race, it is necessary to provide two separate recaps.

			PUBLIC HOUSING			
Elderly	18	12%		Hispanic	30	17%
Handicap/Disabled	38	25%		White	134	76%
Family	97	63%		Black	9	5%
				Indian/Other	4	2%
Total	153			Total	177	

			SECTION 8			
Elderly	28	14%		Hispanic	46	19%
Handicap/Disabled	41	20%		White	174	72%
Family	136	66%		Black	15	6%
				Indian/Other	7	3%
Total	205				242	

9.1

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.

A. Maximize the number of affordable units available by employing effective maintenance and management policies to minimize the number of Public Housing units off-line, reduce the time to renovate and lease Public Housing units and reduce the turnover time for vacated units.

B. Maintain or increase Section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of the program and by establishing payment standards that will enable families to rent units throughout the jurisdiction.

C. Continue to apply for additional Section 8 Vouchers should they become available.

D. WHA maintains waiting lists of eligible applicants for its Section 8 and Public Housing Programs. Both waiting lists are open at all times. The average number of families on the Public Housing waitlist is 150 and the average number of families on the Section 8 Voucher waitlist is 200 from 7/1/08 – 6/30/09.

E. WHA will continue to evaluate the housing needs of families based on evidence demonstrated in the City of Williams General Plan (Consolidated Plan) and other information that is available. WHA will review community priorities regarding housing assistance and consult with local government, advocacy groups, current residents and the Resident Advisory Board to ensure that the strategies above continue to address the housing needs of families in our jurisdiction.

10.0	**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. **WHA has been a High Performer in HUD's PHAS program in all areas. Occupancy rates have been at 100% and we have performed 90% of the work set forth under our previous capital improvement plan. Section 8 program has achieved scores of over 89% on SEMAP assessment and our utilization of funding has been over 90% and increasing to 100% plus. Our customer satisfaction has increased over the past few years, with personnel training emphasizing customer service and ensuring Work Orders are responded to immediately. WHA's goal to ensure equal opportunity by taking affirmative measures to ensure access to assisted housing regardless o race, color, religion, national origin, sex, familial status and disability.** (b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification". **Significant Amendment or Modification to the Annual Plan shall be the pursuit of activities not set forth in the plan. Changes to existing policies required by regulatory changes or other issues shall not be deemed significant amendments or modifications to the plan.**

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

RESOLUTION NUMBER 288
WILLIAMS HOUSING AUTHORITY

RESOLUTION OF APPROVAL OF AMENDMENT TO WILLIAMS HOUSING AUTHORITY 5-YEAR PLAN FOR FISCAL YEARS 2010 - 2014

BE IT RESOLVED by the Board of Commissioners of the Williams Housing Authority that the Board has reviewed and accepts the Small PHA Amendment to our Five Year Plan, understands that the Resident Council Meeting will be held on June 1, 2010 at the Housing Authority offices, and hereby affirms Chairman Brown's execution of the form entitled "PHA Certifications of Compliance with the PHA Plans and Related Regulations Board Resolution to Accompany the PHA Plan".

PASSED AND ADOPTED THIS TWENTY-SIXTH DAY OF MAY, 2010:

Edgar A. Brown, Chairman

May 26, 2010
Date

ATTEST:

Debbie Fuller
Executive Director

5/26/10
Date

FFH 5-Year Plan
Attachment
Section 6.0

The Williams Housing Authority VAWA Addendum

This addendum is submitted as required pursuant to Section 603 of the law amending Section 5A of the U.S. Housing Act to require PHAs five-year and annual PHA Plans to contain information regarding any goals, activities, objectives, policies, or programs of the PHA that are intended to support or assist victims of domestic violence, dating violence, sexual assault, or stalking. Sections 606 and Section 607 amend the Section 8 and public housing sections of the U.S. Housing Act to protect certain victims of criminal domestic violence, dating violence, sexual assault, or stalking as well as members of the victims and immediate families from losing their HUD-assisted housing as a consequence of the abuse of which they were the victim.

The **Williams Housing Authority** is revising its Administrative Plan, Admissions and Continued Occupancy Policy, Lease and grievance procedures to comply with and support the Violence Against Women Act (VAWA) that President Bush signed into law as Public Law 109-162 on January 5, 2006. The **Williams Housing Authority** is establishing policies to support and assist victims of domestic violence and protect tenants and family members of tenants who are victims of domestic violence, dating violence or stalking from being evicted or terminated from housing assistance based on acts of such violence against them.

The Violence Against Women Act (VAWA) protects tenants and family members of tenants who are victims of domestic violence, dating violence, or stalking from being evicted or terminated from housing assistance based on acts of such violence against them. These provisions apply to our agency administering the Section 8 programs and to owners renting to families under Section 8 rental assistance programs.

The law provides in part that criminal activity directly relating to domestic violence, dating violence, or stalking, engaged in by a member of a tenants household or any guest or other person under the tenants control, shall not be cause for termination of assistance, tenancy, or occupancy rights if the tenant or an immediate member of the tenants family is the victim or threatened victim of that abuse. The law also provides that an incident or incidents of actual or threatened domestic violence, dating violence, or stalking will not be construed as serious or repeated violations of the lease by the victim or threatened victim of that violence and will not be good cause for termination of the assistance, tenancy, or occupancy rights of a victim of such violence.

The WHA is utilizing the revised form HUD 52641 Housing Assistance Payments (HAP) Contract and revised form HUD 52641A Tenancy Addendum. These forms have been revised to reflect the statutory requirements of the Violence Against Women and Justice Department Reauthorization Act of 2005 (VAWA

2005) that are related to housing choice voucher program HAP contracts and leases.

In addition, Williams Housing Authority has implemented and is utilizing the form HUD 50066 Certification of Domestic Violence, Dating Violence, or Stalking for use in its Public Housing program and Housing Choice Voucher (HCV) program. PHAs, owners or managers responding to an incident or incidents of actual or threatened domestic violence, dating violence or stalking that may affect a tenants participation in the housing program to request in writing that an individual complete, sign and submit, within 14 business days of the request, form HUD 50066 Certification of Domestic Violence, Dating Violence, or Stalking. On the form, the individual certifies that he/she is a victim of domestic violence, dating violence, or stalking, and that the incident or incidences in question are bona fide incidences of such actual or threatened abuse. On the certification form, the individual shall provide the name of the perpetrator. In lieu of a certification form, or in addition to the certification form, a tenant may provide to PHAs, managers or owners, (1) a Federal, State, tribal, territorial, or local police record or court record; (2) documentation signed and attested to by an employee, agent or volunteer of a victim service provider, an attorney or a medical professional, from whom the victim has sought assistance in addressing domestic violence, dating violence or stalking, or the effects of abuse, in which the professional attests under penalty of perjury to the professionals belief that the incident or incidents in question are bona fide incidents of abuse, and the victim of domestic violence, or stalking has signed or attested to the documentation.

DEFINITIONS: The following definitions were incorporated into the United States Housing Act and apply to this notice.

Domestic Violence: Includes felony or misdemeanor crimes of violence committed by a current or former spouse of the victim, by a person with whom the victim share a child in common, by a person who is cohabitated with or has cohabited with the victim as a spouse, by a person similarly situated to a spouse of the victim under the domestic or family violence laws of the jurisdiction receiving grant monies, or by any other person against an adult or youth victim who is protected from that persons acts under the domestic or family violence laws of the jurisdiction.

Dating Violence: Violence committed by a person:

(A) who is or has been in a social relationship of a romantic or intimate nature with the victim; and (B) where the existence of such a relationship shall be determined based on a consideration of the following factors: (i) the length of the relationship; (ii) the type of relationship; and (iii) the frequency of interaction between the persons involved in the relationship.

Stalking: to follow, pursue, or repeatedly commit acts with the intent to kill, injure, harass, or intimidate; or to place under surveillance with the intent to kill, injure, harass, or intimidate another person; and in the course of, or as a result of, such following, pursuit, surveillance, or repeatedly committed acts, to place a person in reasonable fear of the death of, or serious bodily injury to, or to cause substantial emotional harm to (i) that person; (ii) a member of the immediate family of that person; or (iii) the spouse or intimate partner of that person.

Immediate Family Member: a spouse, parent, brother or sister, or child of the person, or an individual to whom that person stands in loco parentis (in place of a parent); or any other person living in the household of that person and related to that person by blood or marriage.

Protections for Victims of Abuse in the Housing Choice Voucher Program.

The new requirements of VAWA 2005 that are incorporated into the Housing Choice Voucher HAP Contract and Tenancy Addendum are as follows:

* An incident or incidents of actual or threatened domestic violence, dating violence, or stalking will not be construed as serious or repeated violations of the lease or other good cause for termination of the assistance, tenancy, or occupancy rights of a victim of abuse. (Section 8(o)(7)(C) of the U.S. Housing Act of 1937.)

* Criminal activity directly relating to abuse, engaged in by a member of a tenants household or any guest or other person under the tenants control, shall not because for termination of assistance, tenancy, or occupancy rights if the tenant or an immediate member of the tenants family is the victim or threatened victim of that abuse. (Section 8(o)(7)(D)(i) of the U.S. Housing Act of 1937.)

* Notwithstanding the VAWA restrictions on admission, occupancy, or terminations of occupancy or assistance, or any Federal, State or local law to the contrary, a PHA may terminate assistance to or an owner or manager may bifurcate a lease, or otherwise remove a household member from a lease, without regard to whether a household member is a signatory to the lease, in order to evict, remove, terminate occupancy rights, or terminate assistance to any individual who is a tenant or lawful occupant and who engages in criminal acts of physical violence against family members or others. This action may be taken without evicting, removing, terminating assistance to, or otherwise penalizing the victim of the violence who is also a tenant or lawful occupant. Such eviction, removal, termination of occupancy rights, or termination of assistance shall be effected in accordance with the procedures prescribed by Federal, State, and local law for the termination of leases or assistance under the housing choice voucher program. (Section 8(o)(7)(D)(ii) of the U.S. Housing Act of 1937.)

* Nothing in Section 8(o)(7)(D)(i) may be construed to limit the authority of a public housing agency, owner, or manager, when notified, to honor court orders addressing rights of access or control of the property, including civil protection orders issued to protect the victim and issued to address the distribution or possession of property among the household members in cases where a family breaks up. (Section 8(o)(7)(D)(iii) of the U.S. Housing Act of 1937.)

* Nothing in Section 8(o)(7)(D)(i) limits any otherwise available authority of an owner or manager to evict or the public housing agency to terminate assistance to a tenant for any violation of a lease not premised on the act or acts of violence in question against the tenant or a member of the tenants household, provided that the owner, manager, or public housing agency does not subject an individual who is or has been a victim of domestic violence, dating violence, or stalking to a more demanding standard than other tenants in determining whether to evict or terminate. (Section 8(o)(7)(D)(iv) of the U.S. Housing Act of 1937.)

Applicability of VAWA 2005 provisions to existing leases and Voucher HAP Contracts. The authority provided to PHAs, owners, and managers under VAWA 2005 to bifurcate a lease or otherwise remove an individual is applicable to all existing leases for families participating in either the public housing or section 8 programs (including the voucher program), and specific lease language to that effect is not necessary for the PHA, owner, or manager to exercise such authority. Also, the authority to bifurcate a lease or otherwise remove an individual under VAWA is not predicated on existing state or local law that allows for bifurcation. This Federal statutory authority to bifurcate a lease or otherwise remove an individual takes precedence over any Federal, State or local law to the contrary. However, PHAs, managers, and owners must keep in mind that the eviction of or the termination action against the individual must be effected in accordance with the applicable procedures prescribed by Federal, State, and local law.

* Nothing in Section 8(o)(7)(D)(i) may be construed to limit the authority of an owner or manager to evict, or the public housing agency to terminate assistance, to any tenant if the owner, manager, or public housing agency can demonstrate an actual and imminent threat to other tenants or those employed at or providing service to the property if the tenant is not evicted or terminated from assistance. (Section 8(o)(7)(D)(v) of the U.S. Housing Act of 1937.)

* Nothing in Section 8(o)(7)(D)(i) shall be construed to supersede any provision of any Federal, State, or local law that provides greater protection than Section 8(o)(7)(D)(i) for victims of domestic violence, dating violence, or stalking. (Section 8(o)(7)(D)(vi) of the U.S. Housing Act of 1937.)

In accordance with PIH Notice 2006-42 and PIH Notice 2007-05, Housing Authorities must be utilizing revised forms in the notice(s): form HUD 50066 Certification of Domestic Violence, Dating Violence or Stalking, form HUD 52641

Housing Assistance Payments Contract Section 8 Tenant-Based Assistance and form HUD 52641-A Tenancy Addendum Section 8 Tenant-Based Assistance Housing Choice Voucher Program.

WILLIAMS HOUSING AUTHORITY NEWSLETTER

June 2010

PESKY PESTS

Those pesky little weeds are popping up all around the community. Please pull any that you see in front and back of your apartment. We do not want them to get out of control like they have in seasons past. We will be coming around to spray a weed killer however the primary upkeep of the grounds rest with you the residents and we appreciate your efforts to keep the community you live in looking nice.

We will do our part to keep other pests away so that you can enjoy your weed free yards. Soon we will be applying a pesticide around the community. Outdoors only.

Resident Action Group

We would like to plan a community BBQ and cleanup day. We need suggestions and input from the residents. Please join us for a meeting on Tuesday, June 1, 2010 at the WHA office at 2pm to discuss ideas. If you are unable to join us for the meeting please drop off any ideas at the WHA rental office prior to the meeting in person or in the drop box. Also, at the same meeting The Resident Committee will meet to review changes to the WHA 5 year plan. Thank You.

CONGRATULATIONS

Congrats to all grads. Those young ones moving on to high school. High school grads headed to college or to take on the world. And any college grads who can finally put school behind them. May you all see success for your hard work and efforts. We are proud of you!

We can't move forward until you answer back.

Census workers are still out in our community tracking down information needed to ensure our community funding for benefits. Please be cooperative with our hardworking census takers, it will benefit all in the community to give them the information they need to complete their jobs.

GRILLING SAFETY TIPS

- Designate the grilling area a "No Play Zone" - keep the kids and pets well away until grill equipment is completely cool. Stay by the grill and pay attention while you're cooking. This will help enforce the No Play Zone early on in the grilling season.
- Before using, position your grill at least 10 feet away from other objects, including the house and any shrubs or bushes.
- Only use starter fluid made for BBQ grills to start the coals in a charcoal grill. Never store or use flammable liquids, like gasoline, near the grill.
- Before using a gas grill, check the connection between the propane tank and the fuel line to be sure it is working properly and not leaking. Check grill hoses for cracking, brittleness, holes and leaks. Make sure there are no sharp bends in the hose or tubing. Move gas hoses as far away as possible from hot surfaces and dripping hot grease. Never use a match to check for leaks. Instead, rub the hose line with a dishwashing liquid and water solution. If you see any bubbles or detect a leak, immediately turn off the gas and don't attempt to light the grill again until the leak is fixed.
- Never bring a barbecue grill inside of homes, vehicles, tents campers, or into any unventilated space. This is both a fire and carbon monoxide poisoning hazard. Since charcoal produces CO fumes until the charcoal is completely extinguished, do not store the grill indoors with freshly used coals.
- Always keep propane gas containers upright. Never store a spare gas container under or near the grill or indoors. Never keep a filled container in a hot car or car trunk. Heat will cause the gas pressure to increase, which may open the relief valve and allow gas to escape.

We hope everyone has a fun and safe summer grilling season.

Williams Housing Authority

RESIDENT ADVISORY BOARD MEETING
JUNE 2, 2010

Print Name	Signature
Annamina Rushing	Annamina Rushing
Jana Kelly	Jana Kelly

WILLIAMS HOUSING AUTHORITY
Resident Advisory Board Meeting
June 1, 2010

A Resident Advisory Board Meeting was held at the office of Williams Housing Authority, 620 W Sheridan Avenue, Williams, Arizona at 2:00 p.m. on June 1, 2010. The meeting was advertised in the monthly Resident Newsletter for June.

The meeting was to discuss plans for a community BBQ and cleanup day, in addition to reviewing changes made to the 5-Year Plan per the deficiencies found during the initial HUD review of the original submission of the plan.

One resident attended and no comments given.

PHA Certifications of Compliance with PHA Plans and Related Regulations	U.S. Department of Housing and Urban Development Office of Public and Indian Housing OMB No. 2577-0226 Expires 4/30/2011

Resolution #287

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 X *5-Year and/or* X *Annual PHA Plan for the PHA fiscal year beginning* 6/30/2010 *, 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.

Williams Housing Authority	AZ041
PHA Name	PHA Number/HA Code

xx ____ 5-Year PHA Plan for Fiscal Years 20 10 - 20 14

xx ____ Annual PHA Plan for Fiscal Years 20 10 - 20 11

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
Edgar A. Brown	Chairman
Signature: Regina A. Carpenter (Vice-Chairperson)	Date: 3/25/2010

Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan	U.S. Department of Housing and Urban Development Office of Public and Indian Housing Expires 4/30/2011

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

I, Joe R. Duffy, CPA the Interim City Manager certify that the Five Year and Annual PHA Plan of the Williams Housing Authority is consistent with the Consolidated Plan of the City of Williams prepared pursuant to 24 CFR Part 91.

Joe R Duffy 2/17/10

Signed / Dated by Appropriate State or Local Official

Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

Williams Housing Authority

Program/Activity Receiving Federal Grant Funding

AZ041

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 Federalagency 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.)

121 Fulton Ave; 123 Fulton Ave; 1225 Fulton Ave; 127 Fulton Ave; 131 Fulton Ave; 133 Fulton Ave; 135 Fulton Ave; 137 Fulton Ave; 211 S. 3rd St; 213 S 3rd St; 360 S 6th St; 380 S 6th St; 460 S 6th St; 470 S 6th St; 480 S 6th St; 490 S 6 St; 500 S 6th St; 510 S 6th St; 520 S 6th St; 530 S 6th St; 560 S 6th St; 570 S 6th St; 580 S 6th St; 590 S 6th St; 631 S 6th St; 635 S 6th St; 639 S 6th St; 641 S 6th St; 645 S 6th St; 649 S 6th St; 620 W Sheridan Ave.

All in Williams Arizona 86046

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	Title
Edgar A. Brown	Chairman

Signature: x Regina A. Carpenter (Vice-Chairperson) Date: 3/25/2010

OMB Approval No. 2577-0157 (Exp. 3/31/2010)

Certification of Payments to Influence Federal Transactions

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

Applicant Name

Williams Housing Authority

Program/Activity Receiving Federal Grant Funding

AZ041

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	Title
Edgar A. Brown	Chairman

Signature	Date (mm/dd/yyyy)
Regina A. Carpenter (Vice-Chairperson)	3/25/2010

Previous edition is obsolete

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

DISC /SURE OF LOBBYING ACTIVITIES

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352
(See reverse for public burden disclosure.)

Approved by OMB
0348-0046

1. Type of Federal Action:	2. Status of Federal Action:	3. Report Type:
N/A a. contract b. grant c. cooperative agreement d. loan e. loan guarantee f. loan insurance	N/A a. bid/offer/application b. initial award c. post-award	N/A a. initial filing b. material change **For Material Change Only:** year _____ quarter _____ date of last report _____

4. Name and Address of Reporting Entity:	5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime:
☐ Prime ☐ Subawardee Tier _____, *if known*: N/A **Congressional District**, *if known*: 4c	**Congressional District**, *if known*:
6. Federal Department/Agency:	**7. Federal Program Name/Description:** CFDA Number, *if applicable*: _____
8. Federal Action Number, *if known*:	**9. Award Amount**, *if known*: $
10. a. Name and Address of Lobbying Registrant (*if individual, last name, first name, MI*):	**b. Individuals Performing Services** (*including address if different from No. 10a*) (*last name, first name, MI*):

11. 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: Debbie Fuller
Print Name: Debbie Fuller
Title: Executive Director
Telephone No.: 928-635-4717 Date: 3/29/10

Federal Use Only:

Authorized for Local Reproduction
Standard Form LLL (Rev. 7-97)

WILLIAMS HOUSING AUTHORITY
5-Year Plan Public Hearing
March 17, 2010

A Public Hearing was held at the office of Williams Housing Authority, 620 W Sheridan Avenue, Williams Arizona at 5:00 p.m. on March 17, 2010. The Hearing was advertised in the local Williams News on February 3, 2010 and March 3, 2010 as well as being advertised in the monthly Resident Newsletter for February and March.

No residents or public attended. No comments received during the Open Review Period.

WILLIAMS HOUSING AUTHORITY NEWSLETTER

MARCH 2010

HANDICAP/ DISABLED PARKING SPACES

These parking spaces clearly marked by the signs and are designated to those residents who have approved tags and/or license plates from Arizona Department of Motor Vehicles. Please be respectful to those in the community who need these parking spaces as a special accommodation.

The City of Williams police department has been out and about lately giving citations for parking in handicap parking spaces. We have had some residents receiving these citations. Take note that the Housing Authority has, and is required to provide, handicap accessible parking spaces at all locations. If you park in these spaces without the proper tags/license you will be given a parking citation which is approximately a $90 fine. This is not payable to the Housing Authority, nor do we have any jurisdiction over this violation.

BE SMART - DO NOT PARK in a handicap spot unless you have the appropriate tag or license plate from DMV to do so. Please see Arizona Revised Statute Chapter 3, Article 14 for more information.

NEW PARKING POLICY

The office continues to receive a large amount of complaints regarding vehicles being parked in the parking areas that do not belong to residents, as well as finding abandoned vehicles in our parking lots. Therefore, we are going to implement a **Parking Policy for Williams Housing Authority**. We will still not provide assigned parking spaces for residents, however we are looking at incorporating a parking permit system whereby residents will be required to display a permit in the windshield of each registered vehicle. You will be receiving a form and instructions soon to register your vehicle. We will appreciate everyone's cooperation in this matter.

CHANGES

Due to cut backs and the decline in our economy, WHA is experiencing a higher expense in utility allowance payments made on behalf of resident's. HUD has suggested that we re-certify little or no income families every 90 days. We will notify families in writing when the appointment will be.

REMINDER

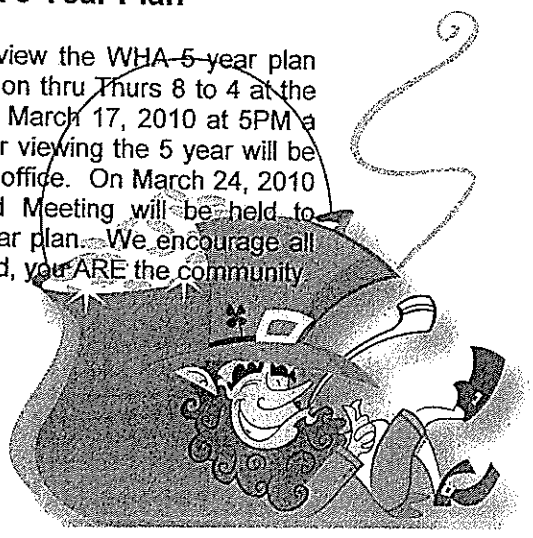
If you have someone you would like to have added to the lease, that person needs to come in an get an application in order to add the person(s) to your household. These requests will be treated as new applicants and will require all the necessary screening required to qualify. Unauthorized persons are not allowed to be living in your units.

THREE STRIKES AND YOU'RE OUT POLICY

Please be reminded that if any family has 3 late payments in any 12 month period, their lease will terminate. If families need to make rent payments late, after the 10th day of the month, then they need to contact Debbie on or before the 25th day of the previous month to make arrangements. In the case of income decreases, these too must be reported to the office before the 25th day of the previous month in order for the change to be effective for the following month. Changes brought in after the 25th day of the month will be taken into consideration based on the date of action and the date provided to our office.

WHA 5 Year Plan

The public may view the WHA 5 year plan thru March 17, Mon thru Thurs 8 to 4 at the WHA office. On March 17, 2010 at 5PM a public meeting for viewing the 5 year will be held at the WHA office. On March 24, 2010 at 5PM a Board Meeting will be held to approve the 5 year plan. We encourage all residents to attend, you ARE the community.



Williams Housing Authority Newsletter

February 2010

WHA 5 Year Plan

Thank you to those who attended the public meetings in January to review the WHA 5 year plan and for submitting helpful suggestions and recommendations. The public may view the 5 year plan starting Feb 1 thru March 17, Mon thru Thurs 8 to 4 at the WHA office.

On March 17, 2010 at 5PM a public meeting for viewing the 5 year will be held at the WHA office. On March 24, 2010 at 5PM a Board Meeting will be held to approve the 5 year plan.

S*N*O*W*

There is that four letter word again and we certainly have seen a lot of it over the past few weeks. A Great Big THANK YOU to those who have helped Maintenance in shoveling the Community part of the sidewalks. Remember if you want to help keep the Community sidewalks cleared and receive Rent Credit or Community Service Credit for that, please make sure you call Jana or Debbie at 635-4717 to sign up. Once again we want to stress the requirement that all residents (except those in one bedroom apartments) MUST shovel their walks to the community sidewalk at the front AND back doors. HUD requires exit paths from entries in case of emergency. We will be issuing yard violations after this newsletter. If you do not comply with this requirement, we will be forced to shovel for you and you will be charged accordingly. We do not like having to implement charges. However, we need you to do your share!

PARKING AND SNOW - Just another note on snow removal - The parking lots are very tight and we cannot get around all the vehicles. It is the resident's responsibility to shovel out next to your vehicle so the snow will not continue to pile up and become ice. As vehicles are moved for the day and we have room to maneuver, we will try to get in and clear those areas as time allows. Thank you for your patience and assistance with the weather nuisance.

We are doing our best to get rid of ice dams on rooftops. As the snow and ice melt there will be slippery spots and areas that refreeze when sun goes down. So please watch your footing to avoid falls.

How Did the Groundhog Get a Day of His Own?

The lowly groundhog, often called a woodchuck, is the only mammal to have a day named in his honor. The groundhog's day is February 2. Granted, it's not a federal holiday; nobody gets off work. But still, to have a day named after you is quite a feat. How did the groundhog come by this honor? It stems from the ancient belief that hibernating creatures were able to predict the arrival of springtime by their emergence. The German immigrants known as Pennsylvania Dutch brought the tradition to America in the 18th century. They had once regarded the badger as the winter-spring barometer. But the job was reassigned to the groundhog after importing their Candlemas traditions to the U.S. Candlemas is one of the four "cross-quarters" of the year, occurring half way between the first day of winter and the first day of spring. Traditionally, it was believed that if Candlemas was sunny, the remaining six weeks of winter would be stormy and cold. But if it rained or snowed on Candlemas, the rest of the winter would be mild. If an animal "sees its shadow," it must be sunny, so more wintry weather is predicted:

If Candlemas be fair and bright,
Winter has another flight.
If Candlemas brings clouds and rain,
Winter will not come again.

The groundhog and badger were not the only animals that have been used to predict spring. Other Europeans used the bear or hedgehog--but in any case the honor belonged to a creature that hibernated. Its emergence symbolized the imminent arrival of spring. Traditionally, the groundhog is supposed to awaken on February 2, Groundhog Day, and come up out of his burrow. If he sees his shadow, he will return to the burrow for six more weeks of winter. If he doesn't see his shadow, he remains outside and starts his year, because he knows that spring has arrived early. In the U.S., the "official" groundhog is kept in Punxsutawney, Pennsylvania. Every February 2, amid a raucous celebration early in the morning, "Punxsutawney Phil" as the groundhog is called, is pulled from his den by his keepers, who are dressed in tuxedos. Phil then whispers his weather prediction into the ear of his keeper, who then announces it to the anxiously-awaiting crowd. Of course, this is for show. It's a fun celebration and a great tradition. But Phil's keepers secretly decide upon the "forecast" in advance of the groundhog's arousal. Besides, spring always arrives on or near March 21, so whether the groundhog decides to return to his den or remain above ground, the sad fact is spring will always have to wait at least six more weeks.

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Also available on the Web at www.wilstar.com

Williams Housing Authority Newsletter

January 2010

National Hot Tea Month

January is **National Hot Tea Month** and most of us have already contemplated or **made resolutions** of one sort or another. A press release circulated by the Tea Association of the USA dated 1/1/09 states that January is also the height of cold and flu season and that tea just may be a natural deterrent.
The CDC estimates that over 200,000 people will be affected by colds and flu this season. While a flu shot is highly recommended another **natural preventative** may be found in your tea cup.

According to a recent study conducted by Brigham and Women's Hospital and Harvard University **the anine, a natural component found in tea**, may help to support and strengthen the body's immune system important to avoiding the sniffles or worse. Even with an annual flu vaccination, healthy adults are 30% less likely to contract the infection. Tea is not a sterile bubble against colds and flu but can certainly aid to **increase the strength of your immune system** helping to keep you healthy and feeling great.

Resolutions that are **simple to incorporate** into our lives are the ones we are most likely to stick with past January. **Adding a cup or two of tea to our daily routine** seems like a simple, affordable way to improve the quality and taste of our lives in 2010.

Besides great taste, tons of variety and the simplicity of specialty tea, this list of potential benefits is even more reason for **adding tea to our diets;**

- **Aiding Weight Loss**
- **Stress Reducer**
- **Strengthening Immune System**
- **Building Bone Density**
- **Increasing Resting Metabolism**
- **Wards Off Cavities**
- **Cholesterol Lowering**
- **Cancer Preventative**

Source www.teasetc.com

Bigger Snacks mean Bigger Slacks

Do you know when to be concerned about your child's weight? Of course, all children gain weight as they grow older. But extra pounds — more than what's needed to support their growth and development — can lead to childhood obesity.

Childhood obesity is a serious medical condition that affects children and adolescents. It occurs when a child is well above the normal weight for his or her age and height. Childhood obesity is particularly troubling because the extra pounds often start kids on the path to health problems that were once confined to adults, such as diabetes, high blood pressure and high cholesterol.

One of the best strategies to combat excess weight in your child is to improve the diet and exercise levels of your entire family. This helps protect the health of your child now and in the future.

Visit www.nal.usda.gov/wicworks under: WIC topics A-Z, childhood overweight/ obesity, for helpful information and tips.

ATTENTION

The Housing Authority is composing its Five Year Plan. We need for YOU to submit ideas as Resident Initiatives. Ideas can be anything from suggestions for policy changes, new rules and regulations, physical community improvements. We invite everyone to attend the public meetings in January. Meetings will be held at the Williams Housing Authority Office community room on Wednesday, January 13, 5:30 - 6:30 pm and on Wednesday, January 20, 10 - 11am. At the meeting you will be able to review the previous 5 year plan. Refreshments will be served.

WILLIAMS HOUSING AUTHORITY
5 Year Plan Public Hearing
March 17, 2010

DATE	PRINT NAME	SIGNATURE	RESIDENT OR PUBLIC
3/17/10	Jana Kelly	Jana Kelly	Employee

Open from 5pm - 6pm
No one showed.

WILLIAMS HOUSING AUTHORITY
5 Year Plan
Open Review Period

No one Showed during 45 day open Period.

Dana Kelly
3/17/10

DATE	PRINT NAME	SIGNATURE	RESIDENT OR PUBLIC

WILLIAMS HOUSING AUTHORITY
Resident Advisory Board Meeting
January 20, 2010

A second Resident Advisory Board Meeting was held on January 20, 2010 from 10 am to 11 am. No residents attended as attested by Denise Pouquette, Administrative Assistant for WHA.

Williams Housing Authority
Resident Advisory Board Meeting
5 Year Plan Review
January 20, 2010

	TENANT	UNIT ADDRESS
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No Residents attended

WILLIAMS HOUSING AUTHORITY
Resident Advisory Board Meeting
January 13, 2010

Only one resident attended the January 13, 2010 meeting which was held at 5:30 pm in the WHA office. Attached is the sign-in sheet for this meeting. The following are the comments submitted by Mrs. Anna Rushing:

1. Would like to see garbage disposals installed in units. Realize there is a lot of maintenance on them, but would be a nice addition.

2. Even with the security lights on the sides of the buildings, the front of the dumpster areas are still a little dark. Perhaps install some solar lighting if there is no electricity, so there is some light on the dumpsters. This may also help keep the public from dumping furniture and appliances in dumpster areas.

3. Would like to see a playground installed at Fulton.

4. After reviewing the Physical Needs Assessment, like the idea of programmable thermostats. That may help with gas bill.

5. Would like to see something in our policy and/or resident contracts about cars leaking oil. There are a lot of oil spots in parking lot and on street where people park.

6. Like the new remodeled bathroom. If we cannot remodel the half-baths, would like to at least have a new low-flow toilet installed.

7. A WHA web page would be beneficial for sharing information.

8. Discuss creating an e-mail address for WHA that tenants could use to send comments, suggestions, and even work orders. Some people do not like to call and a lot of people use e-mail day and night and may feel more comfortable sending an e-mail.

Williams Housing Authority
Resident Advisory Board Meeting
5 Year Plan Review
January 13, 2010

	TENANT	UNIT ADDRESS
1	Jana Kelly	Office
2	Annamina Rushing	121 E Fulton Ave
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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: Williams Housing Authority	Grant Type and Number Capital Fund Program Grant No: AZ20P04150107 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2007 FFY of Grant Approval: 2007

Type of Grant
☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement (revision no:)
☐ Performance and Evaluation Report for Period Ending: ☒ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
	1406 Operations (may not exceed 20% of line 21) [3]	15,507	37,091	37,091	37,091
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment—Nonexpendable	36,185	14,601	14,601	14,601
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
.6	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] 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
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150107 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2007** **FFY of Grant Approval: 2007**

Type of Grant

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no:)**

☐ **Performance and Evaluation Report for Period Ending:** ☒ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
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)	51,692	51,692	51,692	51,692
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	36,185	2,628	2,628	2,628
25	Amount of line 20 Related to Energy Conservation Measures				

Signature of Executive Director **Date** 3/29/10 **Signature of Public Housing Director** **Date**

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

Part II: Supporting Pages

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150107 CFFP (Yes/ No): No Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2007**

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
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
PHA Wide	Landscaping		1	15,507	21,160	21,160	21,160	Done
	Other Operating expenses				15,931	15,931	15,931	Done
	Security camera, knox box & fencing			10,000	2,628	2,628	2,628	Done
	Other dwelling equipment			26,185	11,973	11,973	11,973	Done

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

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: Williams Housing Authority	Grant Type and Number Capital Fund Program Grant No: AZ20P04150108 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2008 FFY of Grant Approval: 2008

Type of Grant
☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement (revision no:)
☐ Performance and Evaluation Report for Period Ending: ☒ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
	1406 Operations (may not exceed 20% of line 21) [3]			5,441	5,441
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	52,156		32,450	32,450
10	1460 Dwelling Structures			14,265	14,265
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
5	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] 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
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150108 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2008** **FFY of Grant Approval: 2008**

Type of Grant

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no:)**

☐ **Performance and Evaluation Report for Period Ending:** ☒ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
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)	52,156	52,156	52,156	52,156
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				

Signature of Executive Director **Date** 3/29/10 **Signature of Public Housing Director** **Date**

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Part II: Supporting Pages

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150108 CFFP (Yes/ No): No 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
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
PHA Wide	Fencing			32,450		32,450	32,450	Done
	New tile in Unit 360			5,175		5,175	5,175	Done
	New cabinets and doors in Unit 360			9,090		9,090	9,090	Done
	Operating expenses			5,441		5,441	5,441	Done

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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: Williams Housing Authority	Grant Type and Number Capital Fund Program Grant No: AZ20S04150109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval: 2009

Type of Grant
☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☒ Revised Annual Statement (revision no:1)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
	1406 Operations (may not exceed 20% of line 21) [3]				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	66,019	66,019	66,019	66,019
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
5	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

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Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
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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: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20S04150109 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2009** **FFY of Grant Approval: 2009**

Type of Grant

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☒ **Revised Annual Statement (revision no: 1)**

☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
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)	66,019	66,019	66,019	66,019
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				

Signature of Executive Director **Date** 3/29/10 **Signature of Public Housing Director** **Date**

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Part II: Supporting Pages

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20S04150109 CFFP (Yes/ No): No Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2009**

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
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
PHA Wide	Upgrading Bathrooms	1	16	66,019	66,019	66,019	66,019	Done

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Part I: Summary

PHA Name: Williams Housing Authority	Grant Type and Number Capital Fund Program Grant No: AZ20P04150109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval: 2009

Type of Grant
☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☒ Revised Annual Statement (revision no:1)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
	1406 Operations (may not exceed 20% of line 21) [3]	55,000	26,000	26,000	9,000
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures		25,509		
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
6	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

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PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150109 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2009** **FFY of Grant Approval: 2009**

Type of Grant

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☒ **Revised Annual Statement (revision no: 1)**

☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
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)	55,000	51,509	26,000	9,000
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				

Signature of Executive Director **Date** 3/29/10

Signature of Public Housing Director **Date**

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Part II: Supporting Pages

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150109 CFFP (Yes/ No): No Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2009**

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
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
PHA Wide	Operating			55,000	26,000	26,000	9,000	In Progress
	Residing 3rd Street Unit				5,000			
	Bathroom Remodels				20,509			

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[2] 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
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U.S. Department of Housing and Urban Development
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Part I: Summary

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150110 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant: 2010** **FFY of Grant Approval: 2010**

Type of Grant
☒ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) [3]	24,000			
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	31,000			
10	1460 Dwelling Structures	30,600			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

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OMB No. 2577-0226
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Part I: Summary

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150110 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2010** **FFY of Grant Approval: 2010**

Type of Grant

☒ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no:)**

☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
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)	85,600			
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				

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
	3/29/10		

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

Part II: Supporting Pages

PHA Name: Williams Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: AZ20P04150110 CFFP (Yes/ No): No Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2010**

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
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
PHA Wide	Operating			24,000				Not funded yet
PHA Wide	Parking Lot Resurfacing			31,000				Not funded yet
PHA Wide	Bathroom Remodel - Phase II			30,600				Not funded yet

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

Part I: Summary

PHA Name/Number **Williams Housing Authority AZ041**			Locality (City/County & State) **Williams / Coconino County / Arizona**		☒ **Original 5-Year Plan** ☐ **Revision No:**	
A.	Development Number and Name	Work Statement for Year 1 FFY 2010	Work Statement for Year 2 FFY 2011	Work Statement for Year 3 FFY 2012	Work Statement for Year 4 FFY 2013	Work Statement for Year 5 FFY 2014
B.	Physical Improvements Subtotal	Annual Statement	$104,700	$108,600	$82,100	$107,400
C	Management Improvements					
	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration					
F.	Other					
G.	Operations		$24,000	$24,000	$24,000	$24,000
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		$128,700	$132,600	$106,100	$131,400
L.	Total Non-CFP Funds					
M.	Grand Total		$128,700	$132,600	$106,100	$131,400

Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY 2010	Work Statement for Year 2 FFY 2011			Work Statement for Year: 3 FFY 2012		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See Annual Statement	PHA Wide Operations	1	$24,000	PHA Wide – Operations	1	$24,000
	PHA Wide - Finish Parking Lot Repaving	3	$26,000	PHA Wide – Replace Water Heaters	30	$26,500
	PHA Wide - Sidewalk Replacement	6	$22,400	PHA Wide – Replace Windows Double Pane Low E	30 Units	$82,100
	PHA Wide – Replace Storm Doors	60	$22,700			
	PHA Wide – H/C Ramp with railing	1	$24,300			
	PHA Wide – Weather Stripping Exterior Doors	60	$ 9,300			
	Subtotal of Estimated Cost		**$128,700**	Subtotal of Estimated Cost		**$132,600**

Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY _____	Work Statement for Year 4 FFY 2013			Work Statement for Year: 5 FFY 2014		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See Annual Statement	PHA Wide – Operations	1	$24,000	PHA Wide – Operations	1	$24,000
	PHA Wide – Replace Windows Double Pane Low E	30 Units	$82,100	PHA Wide – No Water Landscaping	1	$42,600
				PHA Wide – Kitchen Remodels	30	$64,800
	Subtotal of Estimated Cost		$106,100	Subtotal of Estimated Cost		$131,400