

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
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1.0	PHA Information PHA Name: <u>Authority of the City of Milledgeville</u> PHA Code: <u>GA200</u> PHA Type: <input type="checkbox"/> Small <input type="checkbox"/> High Performing <input checked="" type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): <u>10/2010</u>					
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: <u>320</u> Number of HCV units: _____					
3.0	Submission Type <input checked="" type="checkbox"/> 5-Year and Annual Plan <input type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only					
4.0	PHA Consortia <input type="checkbox"/> 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 The Housing Authority of the City of Milledgeville is committed to be the leader in making quality, safe, and affordable housing available for low and moderate-income persons in an efficient, ethical, non-discriminatory and professional manner. We are committed to enhancing the quality of life in our communities.					
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. <ol style="list-style-type: none"> 1. To expand the supply of assisted housing by reducing public housing vacancies. 2. Improve the quality of assisted housing by maintaining a score of 80 or better on the Public Housing Assessment System, and modernize public housing. 3. Improve community quality of life and economic vitality through high quality security protection and building improvement that provide more security to residents. 4. Promote self-sufficiency through educational programs and partnering with local agencies. 5. Ensure equal opportunity and affirmatively further fair housing by performing outreach efforts to attract applicants of all classes for housing assistance. For a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan, please see section 10.0					
6.0	PHA Plan Update (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: The Milledgeville Housing Authority has revised documents and policies since the last Annual Plan submission in 2009. The policies and procedures revised include: Citation Policy, Amendment #2 and #3 to the Procurement Policy and Addendums to the Dwelling Lease to include the Violence Against Women Act. (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 FY09 Plan including attachments and PHA Plan Elements are available for public inspection at the Administrative Office of Milledgeville Housing Authority located at 545 Martin Luther King Drive.					
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. See attached Annual Statement/Performance and Evaluation report.					

8.1	<p>Capital Fund Program Annual Statement/Performance and Evaluation Report. 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. See Attached</p>																																																																												
8.2	<p>Capital Fund Program Five-Year Action Plan. 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. See Attached</p>																																																																												
8.3	<p>Capital Fund Financing Program (CFFP). <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>																																																																												
9.0	<p>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.</p> <p>The Housing Authority of the City of Milledgeville serves the affordable housing needs in the City of Milledgeville. Baldwin County has an unemployment rate of 15.3%, compared to the national average of 9.7%. The need for affordable housing continues to increase in the City of Milledgeville, because of the current decelerated economy.</p> <table border="1" data-bbox="237 772 1497 1591"> <thead> <tr> <th colspan="4" style="text-align: center;">Housing Needs of Families on the Waiting List</th> </tr> <tr> <th></th> <th style="text-align: center;"># of families</th> <th style="text-align: center;">% of total families</th> <th style="text-align: center;">Annual Turnover</th> </tr> </thead> <tbody> <tr> <td>Waiting list total</td> <td style="text-align: center;">99</td> <td></td> <td></td> </tr> <tr> <td>Extremely low income <=30% AMI</td> <td style="text-align: center;">99</td> <td style="text-align: center;">100</td> <td></td> </tr> <tr> <td>Very low income (>30% but <=50% AMI)</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Low income (>50% but <80% AMI)</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Families with children</td> <td style="text-align: center;">62</td> <td style="text-align: center;">63</td> <td></td> </tr> <tr> <td>Elderly families</td> <td style="text-align: center;">4</td> <td style="text-align: center;">4</td> <td></td> </tr> <tr> <td>Families with Disabilities</td> <td style="text-align: center;">2</td> <td style="text-align: center;">2</td> <td></td> </tr> <tr> <td>Race/ethnicity (White)</td> <td style="text-align: center;">12</td> <td style="text-align: center;">12</td> <td></td> </tr> <tr> <td>Race/ethnicity (Black)</td> <td style="text-align: center;">87</td> <td style="text-align: center;">88</td> <td></td> </tr> <tr> <td>Race/ethnicity (Hispanic)</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Race/ethnicity (Other)</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Characteristics by Bedroom Size (Public Housing Only)</td> <td></td> <td></td> <td></td> </tr> <tr> <td>1BR</td> <td style="text-align: center;">36</td> <td style="text-align: center;">37</td> <td></td> </tr> <tr> <td>2BR</td> <td style="text-align: center;">39</td> <td style="text-align: center;">40</td> <td></td> </tr> <tr> <td>3BR</td> <td style="text-align: center;">18</td> <td style="text-align: center;">19</td> <td></td> </tr> <tr> <td>4BR</td> <td style="text-align: center;">1</td> <td style="text-align: center;">1</td> <td></td> </tr> <tr> <td>5BR</td> <td style="text-align: center;">3</td> <td style="text-align: center;">3</td> <td></td> </tr> </tbody> </table>	Housing Needs of Families on the Waiting List					# of families	% of total families	Annual Turnover	Waiting list total	99			Extremely low income <=30% AMI	99	100		Very low income (>30% but <=50% AMI)				Low income (>50% but <80% AMI)				Families with children	62	63		Elderly families	4	4		Families with Disabilities	2	2		Race/ethnicity (White)	12	12		Race/ethnicity (Black)	87	88		Race/ethnicity (Hispanic)				Race/ethnicity (Other)				Characteristics by Bedroom Size (Public Housing Only)				1BR	36	37		2BR	39	40		3BR	18	19		4BR	1	1		5BR	3	3	
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9.1	<p>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.</p> <p>In order to address the housing needs as stated in 9.0 above, the Housing Authority plans to employ effective maintenance and management policies to reduce vacancy turnover rate and minimize the number of housing units that are off-line.</p>																																																																												

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.

Progress in meeting the mission and goals described in the 5-Year Plan.

PHA MISSION

The Housing Authority of the City of Milledgeville is committed to be the leader in making quality, safe, and affordable housing available for low and moderate-income persons in an efficient, ethical, non-discriminatory and professional manner. We are committed to enhancing the quality of life in our communities

PHA GOALS

1. To expand the supply of assisted housing by reducing public housing vacancies. We are reducing our turnaround time through a more swifter and effective pre-offer process and more strategic maintenance assignments.
2. Improve the quality of assisted housing by maintaining a score of 80 or better on the Public Housing Assessment System, and modernize public housing. The housing authority obtained a score of 78, standard performer status on PHAS for fiscal year 2007 and we are continuing to make progress to improve this score. We are continuously improving our units as outlined in our plan. We currently have 32 public housing units air conditioned. We are in the process of completing additional electrical upgrades in our units. We are currently working to improve safety and appearance by repairing sidewalks, removing trees, building retainer walls, fencing, grading, and sod.
3. Improve community quality of life and economic vitality through high quality security protection and building improvement that provide more security to residents. We have contracted with the local police to provide on-site security for all of our housing areas 80 hours per week to ensure safe communities. We have included in our plan to replace existing windows with security windows for some of our units to further support our efforts to provide more security to our residents. We have also included in our 5-Year Action Plan to continue our electrical upgrade project and begin installing central air conditioning in our units.
4. Promote self-sufficiency through educational programs and partnering with local agencies. We are working with local agencies to assist us in providing our residents with educational and life-skills training. We are in partnership with Central Georgia Technical College who provide Adult Educational classes at one of our sites. We are also in partnership with our public library that has opened a branch onsite in one of our buildings.
5. Ensure equal opportunity and affirmatively further fair housing by performing outreach efforts to attract applicants of all classes for housing assistance. We are continuing to comply with the applicable Federal Laws and regulations to ensure admission to and occupancy of housing is conducted in a non-discriminatory manner. We also started our Annual Fair Housing Poster Contest to educate our youth on Fair Housing.

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

Substantial deviations or significant amendments or modifications are defined as discretionary changes in the plans or policies of the Housing Authority of the City of Milledgeville that fundamentally change the mission, goals, objectives, or plans of the agency and which require formal approval of the Board of Commissioners.

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)
- (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)

**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 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.

MILLEDGEVILLE HOUSING AUTHORITY

GA200

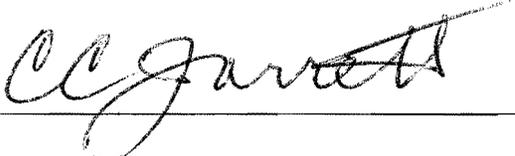
PHA Name

PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 2010 - 2014

Annual PHA Plan for Fiscal Years 2010 - 2011

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)

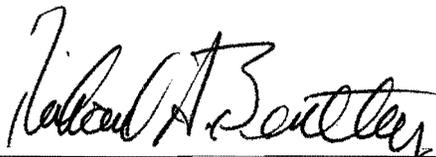
Name of Authorized Official CARRIE JARRETT	Title CHAIRPERSON
Signature 	Date JUNE 22, 2010

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, RICHARD A. BENTLEY the MAYOR certify that the Five Year and
Annual PHA Plan of the MILLEDGEVILLE HOUSING AUTHORITY is consistent with the Consolidated Plan of
STATE OF GEORGIA prepared pursuant to 24 CFR Part 91.



Signed / Dated by Appropriate State or Local Official

Civil Rights Certification

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

Civil Rights Certification**Annual Certification and Board Resolution**

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 Commissioner, I approve the submission of the Plan for the PHA of which this document is a part and make the following certification and agreement with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:

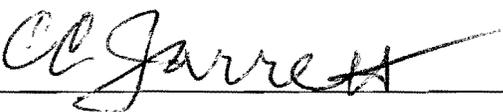
The PHA certifies that it will carry out the public housing program of the agency in conformity with title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990, and will affirmatively further fair housing.

MILLEDGEVILLE HOUSING AUTHORITY

GA200

PHA Name

PHA Number/HA Code

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 CARRIE JARRETT	Title CHAIRPERSON
Signature 	Date 06/22/2010

Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

MILLEDGEVILLE HOUSING HOUSING AUTHORITY

Program/Activity Receiving Federal Grant Funding

2010 ANNUAL PLAN

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.)

GRAHAM HOMES, MILLEDGEVILLE, GEORGIA
HABERSHAM, MILLEDGEVILLE, GEORGIA
WRAY HOMES, MILLEDGEVILLE, GEORGIA

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
CARRIE JARRETT

Title
CHAIRPERSON

Signature

Date

X

June 22, 2010

Certification of Payments to Influence Federal Transactions

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

Applicant Name

HOUSING AUTHORITY OF THE CITY OF MILLEDGEVILLE

Program/Activity Receiving Federal Grant Funding

2010 5-YEAR AND ANNUAL PLAN

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

CARRIE JARRETT

Title

CHAIRPERSON

Signature



Date (mm/dd/yyyy)

06/22/2010

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
0348-0046

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

(See reverse for public burden disclosure.)

1. Type of Federal Action: <input type="checkbox"/> a. contract <input type="checkbox"/> b. grant <input type="checkbox"/> c. cooperative agreement <input type="checkbox"/> d. loan <input type="checkbox"/> e. loan guarantee <input type="checkbox"/> f. loan insurance	2. Status of Federal Action: <input type="checkbox"/> a. bid/offer/application <input type="checkbox"/> b. initial award <input type="checkbox"/> c. post-award	3. Report Type: <input type="checkbox"/> a. initial filing <input type="checkbox"/> b. material change For Material Change Only: year _____ quarter _____ date of last report _____
4. Name and Address of Reporting Entity: <input type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known: Congressional District, if known: ^{4c}	5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime: Congressional District, if known:	
6. Federal Department/Agency: <div style="font-size: 4em; text-align: center; opacity: 0.5;">N</div>	7. Federal Program Name and 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, _____)	b. Individuals Performing Services (including address if different from registrant): (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: _____ Print Name: _____ Title: _____ Telephone No.: _____ Date: _____	
Federal Use Only:		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)

Housing Authority of the City of Milledgeville

Annual Plan

Fiscal Year 10/01/2010 – 09/30/2011

Required Attachment: Resident Advisory Board (RAB) comments.

There were no comments from the Resident Advisory Board.

Housing Authority of the City of Milledgeville

Annual Plan

Fiscal Year 10/01/2010 – 09/30/2011

Required Attachment: Resident Advisory Board (RAB) comments.

There were no comments from the Resident Advisory Board.

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: Housing Authority of the City of Milledgeville PO Box 1743 Milledgeville GA, 31061	Grant Type and Number Capital Fund Program Grant No: GA06P20050110 Replacement Housing Factor Grant No: Date of CFFP:
FFY of Grant: 2010 FFY of Grant Approval:	

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	108,232			
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	60,000			
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	372,926			
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				

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: Housing Authority of the City of Milledgeville PO Box 1743 Milledgeville GA, 31061	Grant Type and Number Capital Fund Program Grant No: GA06P20050110 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2010 FFY of Grant Approval:			
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line	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)	541,158			
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	

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: Housing Authority of the City of Milledgeville PO Box 1743 Milledgeville GA, 31061			Grant Type and Number Capital Fund Program Grant No: GA06P20050110 CFFP (Yes/ 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	
HA-Wide	Operations	1406	LS	108,232				
	SUBTOTAL 1406			108,232				
HA-Wide	Fees & Costs	1430	LS	60,000				
	SUBTOTAL 1430			60,000				
<u>AMP #2</u>								
GA200-2	Replace entire electrical system including service, panels, devices, plates, lights, help alarms, and detection systems. Install rangehoods and bath exhaust fans.	1460	18 of 28 remaining units	108,926				
GA200-2	Remove existing heating system. Install new central ducted HVAC system with outside condenser unit.	1460	30	264,000				
	SUBTOTAL 1460			372,926				

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: Housing Authority of the City of Milledgeville PO Box 1743 Milledgeville GA, 31061	Grant Type and Number Capital Fund Program Grant No: GA06P20050110 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2010 FFY of Grant Approval:

Type of Grant

Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (revision no:)
 Final Performance and Evaluation Report

Performance and Evaluation Report for Period Ending:

Line	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)	541,158			
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 7/26/10	Signature of Public Housing Director	Date
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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.

Capital Fund Program Five-Year Action Plan

Part 1: Summary

PHA Name: Housing Authority of the City of Milledgeville					Original 5-Year Plan Revision No.: 3 (06/22/10)
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2011 PHA FY: 2012	Work Statement for Year 3 FFY Grant: 2012 PHA FY: 2013	Work Statement for Year 4 FFY Grant: 2013 PHA FY: 2014	Work Statement for Year 5 FFY Grant: 2014 PHA FY: 2015
GA200-1 GA200-2 GA200-3 GA200-4 GA200-6	Annual Statement		\$226,926	\$142,500 \$240,426	\$382,926
PHA-wide		\$240,000 \$142,926 \$158,232	\$156,000 \$158,232	\$158,232	\$158,232
Total CFP Funds (Est.)		\$541,158	\$541,158	\$541,158	\$541,158
Total Replacement Housing Factor Funds					

Capital Fund Program Five-Year Action Plan

Part II: Supporting Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2011 PHA FY: 2012			Activities for Year: 3 FFY Grant: 2012 PHA FY: 2013		
Annual Statement	PHA-Wide	Operations	\$108,232	PHA-Wide	Operations	\$108,232
	PHA-Wide	Fees & Costs	\$50,000	PHA-Wide	Fees & Costs	\$50,000
	GA200-4	Replace entire electrical system including service, panels, devices, plates, lights, help alarms, and detection systems. Install rangehoods and bath exhaust fans. (final 40 units)	\$240,000	GA200-6	Replace entire electrical system including service, panels, devices, plates, lights, help alarms, and detection systems. Install rangehoods and bath exhaust fans. (final 26 units)	\$156,000
	GA200-6	Replace entire electrical system including service, panels, devices, plates, lights, help alarms, and detection systems. Install rangehoods and bath exhaust fans. (24 units)	\$142,926	GA200-1	Provide new central HVAC systems (30 units)	\$226,926

Capital Fund Program Five-Year Action Plan

Part II: Supporting Work Activities

Activities for Year: 4			Activities for Year: 5		
FFY Grant: 2013			FFY Grant: 2014		
PHA FY: 2014			PHA FY: 2015		
PHA-Wide	Operations	\$108,232	PHA-Wide	Operations	\$108,232
PHA-Wide	Fees & Costs	\$50,000	PHA-Wide	Fees & Costs	\$50,000
GA200-1	Provide new central HVAC systems (final 19 units)	\$142,500	GA200-2	Provide new central HVAC systems (50 units)	\$382,926
GA200-2	Provide new central HVAC systems (32 units)	\$240,426			

**Amendment #2
To the
Procurement Policy
Of the
Housing Authority of City of Milledgeville, Georgia
Effective upon approval, 2/23/2010**

Purpose of the Amendment

The purpose of this Amendment is to include the requirements under the American Recovery and Reinvestment Act (ARRA). This amendment shall apply to funding received and procurement of ALL grant funds.

Provision Incorporated by Reference

The following provisions are hereby incorporated into our Procurement Policy:

- (1) Record Retention(24 CFR 85.42 (a) & (b). PHAs shall retain all significant and material documentation and records concerning all procurements they conduct. These records must be retained for a period of three years after final payment and all matters pertaining to the contact are closed. If any claims or litigation are involved, the records shall be retained until all issues are satisfactorily resolved.

**Amendment #3
To the
Procurement Policy
Of the
Housing Authority of City of Milledgeville, Georgia
Effective upon approval, 3/29/2010**

Purpose of the Amendment

The purpose of this Amendment is to include the requirements under the American Recovery and Reinvestment Act (ARRA). This amendment shall apply to funding received and procurement of ALL grant funds.

Provision Incorporated by Reference

The following provisions are hereby incorporated into our Procurement Policies:

- (1) Mandatory HUD Forms. All mandatory HUD forms and clauses (those currently mandatory and any such forms and clauses that HUD desires to be made mandatory in the future) will be required to be completed and made a part of any procurement action undertaken by the Housing Authority of the City of Milledgeville, Georgia.

MILLEDGEVILLE HOUSING AUTHORITY CITATION POLICY

The following violations result in citations: parking on the grass, trash in the yard, disorderly conduct, disorderly guest, loud music, unauthorized pets, vandalism and trampolines, swimming pools, and swing sets. Also, any other possible lease violations will be checked. No resident may breach a violation more than twice. First offense results in a \$10 charge. A second offense results in a twenty-five-dollar (\$25) charge. All charges will be added to your account. A third offense to the same violation results in eviction.

Below is a time frame in which each violation must be corrected.

1. Parking on the Grass

- a. If the vehicle is moveable, it must be moved when observed.
- b. If the vehicle is disabled, residents have ten days to have it removed.

2. Trash in the Yard

If trash is found thrown in the yards, residents have 24 hours to clean it up.

3. Disorderly Conduct

When disorderly conduct occurs, residents must put an end to it immediately.

4. Disorderly Guest

If disorderly guests are on the premises, residents must remove them immediately.

5. Loud Music

When a resident is observed playing loud music, the volume must be turned down immediately.

6. Unauthorized Pets

If a pet is allowed, the resident must pay a \$100.00 pet deposit, have a copy of the pet policy, maintain a clean, safe place for the pet and make sure the pet is not a threat to any other residents. Any pet that weighs over 25 pounds is not allowed. Resident must have the prior approval of the housing authority before moving a pet into their unit. A picture of your pet must be provided to the housing authority.

7. Vandalism

Vandalism includes actions such as writing on the walls of the units (both interior and exterior), breaking windows, cutting or tearing screens, etc. and any other criminal damages to any of the Housing Authority property.

8. Trampolines, Swimming Pools, and Swing Sets

If a trampoline, swimming pool or swing set is found in the yard, residents have twenty-four (24) hours to have them removed.

Public Housing Lease Provision – VAWA Milledgeville Housing Authority (MHA)

XVIII Domestic Violence, Dating Violence, Stalking. The following provisions are applicable to situations involving incidents involving actual or threatened domestic violence, dating violence, or stalking, as those terms are defined in Section 6(u)(3) of the United States Housing Act of 1937, as amended, (42 U.S.C. §1437d(u)(3)) and in MHA's Violence Against Women Act (VAWA) Policy. To the extent any provision of this section shall vary from or contradict any other provision of this lease, the provisions of this section shall prevail.

A. Termination of tenancy.

1. An incident or incidents of actual or threatened domestic violence, dating violence, or stalking shall not constitute a serious or repeated violation of the lease by the victim of such violence; and
2. Criminal activity directly relating to domestic violence, dating violence or stalking, engaged in by a member of the tenant's household, a guest, or other person under the tenant's control, shall not be cause for termination of tenancy or occupancy rights, if the Tenant or any member of the Tenant's family is a victim of that domestic violence, dating violence, or stalking.
3. Notwithstanding anything to the contrary contained in paragraphs A.1.and A.2. above, MHA may terminate Tenant's tenancy under this lease if it can demonstrate an actual and imminent threat to other tenants or to those employed at or providing service to the development in which the unit is located, if the tenant's tenancy is not terminated.
4. Further, nothing in this section shall prohibit MHA from terminating tenancy under this lease based on a violation of this lease not premised on an act or acts of domestic violence, dating violence, or stalking against the tenant or a member of the tenant's household for which protection against termination of tenancy is given in paragraphs A.1.and A.2.above. However, in taking any such action to terminate tenancy, MHA shall not apply a more demanding standard to you than to other tenants.

B. Bifurcation of Lease. Under the authority provided in Section 6(l)(6)(B) of the United States Housing Act of 1937, as amended (42 U.S.C. §1437d(l)(6)(B)), MHA may bifurcate this lease in order to evict, remove, or terminate assistance to any individual who is a Tenant or a lawful occupant under this lease and who engages in criminal acts of physical violence against family members or others. MHA may take such action without evicting, removing, terminating assistance to, or otherwise penalizing a victim of such violence who is the Tenant or a lawful occupant under this lease.

C. Certification. If the Tenant or a lawful occupant, as a defense to termination of tenancy or an action to evict, claims protection under this section against such action, MHA may (but is not required to) request the individual to deliver to MHA a certification. The certification may be delivered in one of the following forms:

1. a HUD-approved form (supplied by MHA) attesting that the individual is a victim of domestic violence, dating violence, or stalking and that the incident or incidents in question are bona fide incidents of such actual or threatened abuse and meet the requirements of this section, or
2. documentation signed 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 the abuse, in which the professional attests under penalty of perjury to the professional's belief that the incident or incidents in question are bona fide incidents of abuse, and the victim has signed or attested to the documentation, or
3. a federal, State, tribal, or local police report or court record, describing the incident or incidents in question.

The certification must be delivered to MHA within 14 days after the request for certification is received from MHA. If the certification is not delivered to MHA within the 14-day period allowed, the provisions of this section will not apply and MHA may elect to terminate tenancy and evict without regard to the protections provided in this section.

D. Confidentiality. The law requires that information provided to MHA concerning an incident of incidents of domestic violence, dating violence, or stalking be retained in confidence, not placed in any shared data base nor provided to a related entity, except to the extent disclosure requested or consented to by the individual supplying such information, or required for use in an eviction proceeding, or otherwise required by applicable law.

Housing Authority of the City of Milledgeville

CHALLENGED ELEMENTS

Fiscal Year 10/01/2010 – 09/30/2011

As of the date of submission of our 5-Year and Annual Plan, there are NO challenged elements of the PHA Plan.