

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: _____ Housing Authority of the County of Salt Lake _____ PHA Code: __ UT003 _____ PHA Type: <input type="checkbox"/> Small <input checked="" type="checkbox"/> High Performing <input type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (07/01.2010)	
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: __ 626 _____				Number of HCV units: __ 2144 _____	
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: Our mission is to provide and develop quality affordable housing opportunities for individuals and families while promoting self-sufficiency, empowerment and neighborhood revitalization					

5.2	<p>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.</p> <p>Maximize a high performing HUD Subsidized Housing Program (Public Housing and Section 8)</p> <ul style="list-style-type: none"> • Maintain High Performer status in Public Housing and Section 8 • Apply for new funding as available • Evaluate and increase energy efficiency of Public Housing Units. Use green products when feasible • Assess and develop staff capacity • Complete a comprehensive assessment of the agency's current housing covering the location, market value, costs of maintaining and social value of properties - Kerry, Dennis, Janice, Sherrie <ol style="list-style-type: none"> a. Where do we want to position our inventory? <ol style="list-style-type: none"> b. How do we meet the changing needs of population? c. How does each property support our mission and enhance our values? • Meet 504 Voluntary Agreement Goals • Coordinate the implementation of New Processes, Procedures and Software (ELITE) <p>Increase affordable housing units and rental subsidies by 500 units</p> <ul style="list-style-type: none"> • Acquire additional 100 units per year • Continue to diversify housing portfolio • Increase internal development capacity • Apply for additional rental assistance funding <p>Provide supportive services that help our clients to maintain their housing assistance and assist them in gaining skills to increase self-sufficiency.</p> <ul style="list-style-type: none"> • Increase tenant skills and income • Continue to develop in-house capacity to provide services • Assess our ability to fund and maintain services • Help assure residents maintain their housing assistance <p>Be an employer of choice with a strong mission-based culture</p> <ul style="list-style-type: none"> • Recruit and retain high quality staff • Promote a healthy and fun culture • Increase employee performance <p>Provide excellent services that are based on best practices and meaningfully involve clients in the development and operations of services</p> <ul style="list-style-type: none"> • Set department goals to improve services to clients • Conduct needs assessment and establish service priorities <p>Increase our operating efficiency and create housing that is energy efficient and uses green materials</p> <ul style="list-style-type: none"> • Operate within realistic budget • Assess the previous performance of all HACSL and HOL programs • Increase fund raising capacity • Educate staff and tenants on energy efficiency • Use energy efficient and green materials to the greatest extent possible <p>PHA Plan Update</p>
6.0	<p>(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: The following are new goals this year:</p> <p>See attached document named PHA Plan Elements</p> <p>(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.</p> <p>3595 South Main Street, Salt Lake City, UT WWW.HACSL.ORG</p>
7.0	<p>Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. <i>Include statements related to these programs as applicable.</i></p> <p>Hope VI: N/A</p> <p>Mixed Finance Modernization or Development: HACSL is currently modernizing our 28 unit Cyprus Park located at 2983 South 8400 West, Magna. It will be completed in December 2011.</p> <p>Demolition and/or Disposition, Conversion of Public Housing: HACSL will continue to assess the functionality and viability of our Public Housing units. No immediate activity is planned at this time.</p> <p>Homeownership: HACSL operates the Family Self-Sufficiency program in both Public Housing and Section 8. No other programs are offered. HACSL has approved policies to operate a Section 8 Homeownership program but has not implemented it due to lack of staff capacity and the recent housing market changes.</p> <p>Project-Based Vouchers: HACSL's Board of Commissioners have approved policies allowing the agency to Project –Based up to 20% of our program or 428 vouchers. To date four properties have received 158 Project-Based Vouchers. All new projects must be approved by Salt Lake County's Housing Committee and the Board of Commissioners. HACSL anticipates approving new projects in the next 12 to 24 months.</p>
8.0	<p>Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.</p>

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 attachment 2010annual)</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 attachments 20105yrsummary and 20105yrpartII)</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>

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.

General Population Statistics:

According to the Salt Lake County Consortium Consolidated Action Plan 2009:

- The number of households in Salt Lake County went from 240,367 in 1990 to 300,289 in 2003 to 315,483 in 2005
- In 1980, minorities comprised 4.3 percent of the Salt Lake County population. In 1990, minorities comprised 8.4 percent, and in 2000 minorities comprised 13.1 percent.
- Racial and ethnic distribution in Salt Lake County (Census Bureau 2000): 86.3% White, 11.9% Hispanic, 1.1% African American, 2.6% Asian, 0.9% American Indian

According to information provided on www.census.gov:

- In 2008, the median household income in Salt Lake County was \$59,168

Homelessness and Poverty Statistics:

As cited in the Salt Lake County Consortium Consolidated Action Plan 2009, according to the Urban Institute Study approximately 8.1% of individuals in poverty experience homelessness at some point during the year. Applying this percentage to Salt Lake County:

- Salt Lake County's poverty population is 97,845 (Census Bureau 2003)

- The number of Salt Lake County individuals experiencing homelessness during the year is estimated to be about 7,900

According to information provided on www.census.gov:

- In 2008, 89,216 individuals of all ages in Salt Lake County had incomes at or below the poverty line
- In 2008, 33,267 children age 18 and under in Salt Lake County lived in households at or below the poverty line

Salt Lake County Housing Needs:

According to the Salt Lake County Consortium Consolidated Action Plan 2009, the following are the most critical needs for Salt Lake

County:

- HIV Housing Need: There is a critical need for at least 100 additional units
- Chronic Homeless Housing Need: In the next five years at least 200 permanent supportive housing units
- Domestic Violence Housing Need: An additional 20 unit facility with approximately 55 bedrooms is needed
- Senior Housing: An additional 100 to 150 rental units in the next five years.
- Households with Accessibility: An additional 175 to 425 units are needed that are fully accessible.
- Youth aging out of Foster Care

According to the Comprehensive Housing Affordability Strategy (CHAS) Salt Lake County dataset for the most recent census (2000), there are 41,431 low-income renter households in Salt Lake County. This includes:

9.0

- 24,413 households with an income >50% to <80% of MFI
- 15,928 households with an income >30% to <50% of MFI
- 16,458 households with an income <30% of MFI

The Comprehensive Housing Affordability Strategy (CHAS) dataset for the most recent census (2000) also analyzes the amount of affordable rental housing located in Salt Lake County:

- There are 30,365 units of rental housing in Salt Lake County at a cost affordable to households with an income >30% to <50% of MFI. The area supply exceeds demand.
- There are 50,890 units of rental housing in Salt Lake County at a cost affordable to households with an income >50% to <80% of MFI. The area supply exceeds demand.
- However, there are only 9,770 units of rental housing in Salt Lake County at a cost affordable to households with an income <30% of MFI. Area needs exceeds demand by 6,688 units.

According to the HACSL's January 2010 HCV waitlist numbers, currently there are 7,846 households on the list. This includes:

- 4 households above low-income
 - 40 households are low-income
 - 432 households are very low-income
 - 7,370 households are extremely low income
- According to the HACSL's January 2010 HCV waitlist numbers, currently there are 7,846 households on the list. This includes:

- 178 handicapped or disabled households
- 5,762 families
- 1,723 singles
- 183 elderly

In a comparison of HACSL's January 2009 HCV waitlist numbers with HACSL's January 2010 HCV waitlist numbers:

	2009	2010	Change Percent
Disabled Households	159	178	Increased by 12%
Single Households	1,592	1,723	Increased by 8%
Elderly Households	233	183	Decreased by 21%
Family Households	2,720	5,762	Increased by 111%
Combined Households	4,704	7,846	Increased by 66%

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.**

- 1. Expand, enhance and sustain the quality of our services and housing programs to provide the greatest value to residents and the surrounding communities.**
 - Build or acquire 500 new units – Dennis, Kerry, Janice
 - Develop criteria to speed the decision making for opportunities to acquire property– Dennis
 - Apply for new rental assistance funding from federal, state and local government- Janice, Valerie
 - Conduct outreach to landlords in order to increase the number of and improve the quality of housing units available to participants using rental subsidies – Danielle, Jodi
 - Use best practice or model programs
 - Complete a comprehensive assessment of the agency's current housing covering the location, market value, costs of maintaining and social value of properties - Kerry, Dennis, Janice, Sherrie
 - d. Where do we want to position our inventory?
 - e. How do we meet the changing needs of population?
 - f. How does each property support our mission and enhance our values?
- 2. Understand and respond to the changing demographics and needs of our community.**
 - Establish task force for new populations – Marni, Kerry
 - Provide staff and supervisor level training in these areas: supervision and leadership, changing demographics and cultural competence and program evaluation - Janice
 - Develop a plan for the quality expansion of programs and services– Sandy
 - Strengthen relations with the Veterans Administration – Kerry/Jodi
 - Develop succession plans for key staff - Kerry
- 3. Maintain our competitive advantage and the value we provide our residents, the taxpayer and society.**
 - Update and clarify accountability using the existing strategic plan by developing a dashboard for the Board to review quickly progress toward existing goals - Kerry
 - Use this discussion and report to develop a complete 18 month plan - Janice
 - Increase awareness of the benefit of the housing authority by developing a detailed public and media relations plan. (Valerie)
 - Allocate staff time and resources
 - Seek outside assistance if needed
 - Identify key stakeholders
- 4. Determine and communicate the right balance between expansion and sustainability.**
 - a. Enhance the value the Board provides to the agency - Kerry, Shauna
 - b. Restructure the agenda so that the board spends more time in discussion and less on reports – Kerry
 - c. Develop a new board member orientation and hold an annual board training
 - d. Create a more transparent process for the identification, recruitment and nomination of commissioners with the goal of ensure that this process results in diverse opinions and experience
 - e. Create and staff Ad Hoc Committees to develop specific recommendations in areas addressed in this plan.

9.1

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.

2005-2009

- **Develop Permanent Housing for Chronically Homeless Individuals.** The Housing Authority of the County of Salt Lake has made a commitment to be a partner in the State of Utah and HUD's vision to end chronic homelessness in ten years. It is our goal to develop or acquire 100 units of housing for chronically homeless individuals that is located near public transportation. In order to achieve this goal we will collaborate with the Housing Authority of Salt Lake City, the Crusade for the Homeless foundation and community services providers. This type of housing will require on-site management, intensive case management and other supportive services such as mental health, substance abuse and medical. We plan to seek funding from Federal, State and local governments as well as private sources. Project basing some of the Section 8 vouchers to implement this will enable us to afford the necessary on-site services.

- **Progress:** HACSL constructed and opened Grace Mary Manor – 84 units for chronically homeless individuals. In addition HACSL secured over 120 tenant-based units of subsidized housing. HACSL has designated 158 Section 8 Vouchers to be Project-Based vouchers serving chronically homeless individuals and families. Kelly Benson, 59 units for chronically homeless adults 55years or older is under construction and will open in April 2010.

- **Develop 200 units of workforce housing.** We will pursue the purchase of existing buildings or land to create workforce housing that will meet the needs of lower-income members of our community as well as to offset expenses of developing and managing housing for extremely low-income individuals, such as the chronically homeless.

- **Progress:** HACSL acquired Covewood, 98 units of workforce housing.

- **HUD Housing subsidies.** Actively lobby HUD and elected officials to increase or maintain funding and service levels for the Section 8, Public Housing and other Federal Programs that benefit our clientele. We will actively pursue funding for housing subsidies should it become available.

- **Progress:** Kerry and members of the Board attend the NAHRO Legislative conference each year. Staff also meet annually with local congressional staff.

- **Public Housing.** Implement asset based management plan for Public Housing projects once enacted by Federal regulations. This may include disposing of units that are not cost effective under the new asset management program and replacing them with units that both meet the needs of the community and the new HUD requirements.

- **Progress:** HACSL has implemented Asset-Based Management and will continue to assess and refine the processes.

- **Waiting Lists.** Evaluate and implement, if practical, a shared waiting list for the Section 8 Program with the Housing Authority of Salt Lake City and West Valley City. Explore adding preferences to the waiting list. Look at implementing site-based waiting lists for the Public Housing Program to meet needs of clients and asset based management requirements. Look at implementing site-based waiting lists for the Public Housing Program to meet needs of clients and asset based management requirements.

- **Progress:** HACSL supports this concept and continues to meet with County and other PHA's. HACSL implemented an on-line application. HACSL will continue to evaluate the need for site based waiting lists for Public Housing but has found no need to do so at this time.

- **Fair- Housing.** Implement priorities from 504 Fair Housing plan as funding allows.

- **Progress:** HACSL is in compliance with Voluntary Compliance Agreement.

- **Residents.** Involve residents in creating quality affordable housing with supportive services as needed.

- **Progress:** HACSL meets regularly with the Resident Advisory Board to involve them in decision making. Grace Mary Manor has started a Resident Advisory Board in 2009. There are active boards at the Highrise, Valley Fair Village and Pleasant Green Villa.

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

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)

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:	5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime:	
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: <u></u> Print Name: <u>Kerry Bate</u> Title: <u>Director, Housing Authority of the County of Salt Lake</u> Telephone No.: <u>801-284-4401</u> Date: <u>03/03/2010</u>	
Federal Use Only:		
Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)		

**PHA Certifications of Compliance
with PHA Plans and Related
Regulations**

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

**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 ~~2010-2011~~ and after 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 PHA provides assurance as part of this certification 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.

Housing Authority of the County of Salt Lake

UT 003

PHA Name

PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20__ - 20__
 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	Title
Clarence "Bud" Bailey	Board Chair
Signature	Date
	3-16-10

Certification for a Drug-Free Workplace

U.S. Department of Housing
and Urban Development

Applicant Name

Housing Authority of the County of Salt Lake

Program/Activity Receiving Federal Grant Funding

PHA 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.)

3595 South Main Street
Salt Lake City, Utah 84115

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
Kerry Bate

Title
Director

Signature

Date

X 

3-4-10

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 County of Salt Lake

Program/Activity Receiving Federal Grant Funding

PHA 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

Kerry Bate

Title

Director

Signature



Date (mm/dd/yyyy)

03/04/2010

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 2		Work Statement for Year 3		
Work Statement for Year 1 FFY 2010	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	UT3-2 Harmony Park Site: Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$2,000	UT3-2 Harmony Park Site: Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$2,000
			\$2,000			\$2,000
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
	Subtotal of Estimated Cost		\$13,619	Subtotal of Estimated Cost		\$8,750
See Annual Statement	Dwelling Units: Dwelling Improvements Kitchen cabinets Dworn/indoor replacements Plumbing & bath upgrades Interior painting Floor covering		\$11,619	Dwelling Units: Dwelling Improvements Kitchen cabinets Dworn/indoor replacements Plumbing & bath upgrades Interior painting Floor covering		\$6,750
			\$0			\$6,750
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
	Subtotal of Estimated Cost		\$13,619	Subtotal of Estimated Cost		\$8,750

Capital Fund Program - Five-Year Action Plan

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

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4		Work Statement for Year 5		
Work Statement for Year 1 FFY 2010	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	UT3-2 Harmony Park Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$2,000	UT3-2 Harmony Park Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$2,000
			\$2,000			\$2,000
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
	Total #&E:		\$0	Total #&E:		\$0
	Building Exterior:		\$0	Building Exterior:		\$0
	None		\$0	None		\$0
	Total B.E.:		\$0	Total B.E.:		\$0
	Dwelling Units:		\$6,750	Dwelling Units:		\$6,750
	Dwelling Improvements		\$6,750	Dwelling Improvements		\$6,750
	Kitchen cabinets		\$6,750	Kitchen cabinets		\$6,750
	Reproduction replacements			Reproduction replacements		
	Plumbing & bath upgrades			Plumbing & bath upgrades		
	Interior painting			Interior painting		
	Floor covering			Floor covering		
	Total D.E.:		\$0	Total D.E.:		\$0
	Interior Common Areas:		\$0	Interior Common Areas:		\$0
	None		\$0	None		\$0
	Total ICAs:		\$0	Total ICAs:		\$0
	Site-Wide Facilities:		\$0	Site-Wide Facilities:		\$0
	None		\$0	None		\$0
	Total SWFs:		\$0	Total SWFs:		\$0
	Nondwelling Equipment:		\$0	Nondwelling Equipment:		\$0
	None		\$0	None		\$0
	Total NDE:		\$0	Total NDE:		\$0
	Subtotal of Estimated Cost		\$8,750	Subtotal of Estimated Cost		\$8,750

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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
<p>See Annual Statement</p> <p>UT3-3 Cyprius Park Site:</p> <p>Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None</p> <p>Total M&E: \$0</p> <p>Building Exterior: None</p> <p>Total B.E.: \$0</p> <p>Dwelling Units: None</p> <p>Total DUs: \$0</p> <p>Dwelling Equipment: None</p> <p>Total D.E.: \$0</p> <p>Interior Common Areas: None</p> <p>Total ICAs: \$0</p> <p>Site-Wide Facilities: None</p> <p>Total SWFs: \$0</p> <p>Nondwelling Equipment: None</p> <p>Total NDE: \$0</p> <p>Subtotal of Estimated Cost \$5,000</p>		\$5,000	<p>UT3-3 Cyprius Park Site:</p> <p>Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None</p> <p>Total M&E: \$0</p> <p>Building Exterior: None</p> <p>Total B.E.: \$0</p> <p>Dwelling Units: None</p> <p>Total DUs: \$0</p> <p>Dwelling Equipment: None</p> <p>Total D.E.: \$0</p> <p>Interior Common Areas: None</p> <p>Total ICAs: \$0</p> <p>Site-Wide Facilities: None</p> <p>Total SWFs: \$0</p> <p>Nondwelling Equipment: None</p> <p>Total NDE: \$0</p> <p>Subtotal of Estimated Cost \$5,000</p>		\$5,000

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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 for Year 1 FFY 2010 U73-3 Hunter Hollow Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling Improvements Roof covering Double window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exhaust siding None Total ICAs: \$0 Site-Wide Facilities: None Total SWFS: \$0 Nondwelling Equipment: None Total NDE: \$0		\$10,000	U73-3 Hunter Hollow Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling Improvements Roof covering Double window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exhaust siding None Total ICAs: \$0 Site-Wide Facilities: None Total SWFS: \$0 Nondwelling Equipment: None Total NDE: \$0		\$1,000	
				\$10,000		\$1,000
				\$0		\$0
				\$0		\$0
				\$0		\$0
				\$0		\$0
				\$0		\$0
				\$0		\$0
				\$0		\$0
				\$0		\$0
Subtotal of Estimated Cost		\$49,436	Subtotal of Estimated Cost		\$301,000	

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Work Statement for Year 1 FFY 2010	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	UT13-3 Hunter Hollow Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$10,000	UT13-3 Hunter Hollow Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$10,000	
			\$10,000			\$10,000	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
Dwelling Units: Dwelling Improvements Roof covering Downspout replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc Exterior siding None	Dwelling Units: Dwelling Improvements Roof covering Downspout replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc Exterior siding None		\$295,000	Dwelling Units: Dwelling Improvements Roof covering Downspout replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc Exterior siding None		\$85,000	
			\$295,000			\$85,000	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
			\$0			\$0	
Site-Wide Facilities: None	Site-Wide Facilities: None		\$0	Site-Wide Facilities: None		\$0	
			\$0			\$0	
			\$0			\$0	
Nondwelling Equipment: None	Nondwelling Equipment: None		\$0	Nondwelling Equipment: None		\$0	
			\$0			\$0	
			\$0			\$0	
Subtotal of Estimated Cost			\$305,000	Subtotal of Estimated Cost			\$95,000

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Work Statement for Year 1 FFY 2010	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	UT3-3 Acad. Park Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$10,000	UT3-3 Acad. Park Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$2,000
			\$10,000			\$2,000
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$0			\$0
			\$263,000			\$2,000
			\$263,000			\$2,000
			\$0			\$0
			\$0			\$0
			\$0			\$0
Total M&E:	Total M&E:	\$0	\$0			
Building Exterior:	Building Exterior:	\$0	\$0			
None	None	\$0	\$0			
Total B.E.:	Total B.E.:	\$0	\$0			
Dwelling Units:	Dwelling Units:	\$263,000	\$2,000			
Dwelling Improvements	Dwelling Improvements	\$263,000	\$2,000			
Roof covering	Roof covering					
Window/door replacements	Window/door replacements					
Plumbing & bath upgrades	Plumbing & bath upgrades					
Interior painting	Interior painting					
Floor covering	Floor covering					
Electrical upgrades	Electrical upgrades					
Kitchen cabinets	Kitchen cabinets					
HVAC upgrades, etc	HVAC upgrades, etc					
Exterior siding	Exterior siding					
None	None	\$0	\$0			
Total ICAs:	Total ICAs:	\$0	\$0			
Site-Wide Facilities:	Site-Wide Facilities:	\$0	\$0			
None	None	\$0	\$0			
Total SWFS:	Total SWFS:	\$0	\$0			
Non-dwelling Equipment:	Non-dwelling Equipment:	\$0	\$0			
None	None	\$0	\$0			
Total NDE:	Total NDE:	\$0	\$0			
Subtotal of Estimated Cost	Subtotal of Estimated Cost	\$273,000	\$4,000			

Capital Fund Program - Five-Year Action Plan

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Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4		Work Statement for Year 5								
Work Statement for Year 1 FFY 2010	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	UT3-3 Acad. Park Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling Improvements Roof covering Dishwashers, replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None Total ICAs: \$0 Site-Wide Facilities: None Total SWFs: \$0 Nondwelling Equipment: None Total NDE: \$0			UT3-3 Acad. Park Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling Improvements Roof covering Dishwashers, replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None Total ICAs: \$0 Site-Wide Facilities: None Total SWFs: \$0 Nondwelling Equipment: None Total NDE: \$0		\$4,000						
							Subtotal of Estimated Cost		\$4,000	Subtotal of Estimated Cost		\$4,000

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Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 2	Work Statement for Year 3			
Work Statement for Year 1 FFY 2010	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	UT3-4 Senior High Rise			UT3-4 Senior High Rise		
Site: None			\$0	Site: None		\$0
Total Site:			\$0	Total Site:		\$0
Mechanical and Electrical: None			\$0	Mechanical and Electrical: None		\$0
Total M&E:			\$0	Total M&E:		\$0
Building Exterior: None			\$0	Building Exterior: None		\$0
Total B.E.:			\$0	Total B.E.:		\$0
Dwelling Units:			\$55,000	Dwelling Units:		\$35,000
Dwelling Improvements				Dwelling Improvements		
Kitchen cabinets				Kitchen cabinets		
Electrical upgrades			\$55,000	Electrical upgrades		\$35,000
Plumbing & bath upgrades				Plumbing & bath upgrades		
Interior painting				Interior painting		
Floor covering			\$0	Floor covering		\$0
Electrical upgrades			\$0	Electrical upgrades		\$0
Total D.E.:			\$0	Total D.E.:		\$0
Interior Common Areas: None			\$0	Interior Common Areas: None		\$0
Total ICAs:			\$0	Total ICAs:		\$0
Site-Wide Facilities: None			\$0	Site-Wide Facilities: None		\$0
Total SWFs:			\$0	Total SWFs:		\$0
Nondwelling Equipment: None			\$0	Nondwelling Equipment: None		\$0
Total NDE:			\$0	Total NDE:		\$0
Subtotal of Estimated Cost			\$55,000	Subtotal of Estimated Cost		\$35,000

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Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4		Work Statement for Year 5						
Work Statement for Year 1 FFY 2010	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	UT3-4 Senior High Rise	Site: None	\$0	UT3-4 Senior High Rise	Site: None	\$0				
							Total Site:	\$0	Total Site:	\$0
							Mechanical and Electrical:	\$0	Mechanical and Electrical:	\$0
							Total M&E:	\$0	Total M&E:	\$0
							Building Exterior:	\$0	Building Exterior:	\$0
							Total B.E.:	\$0	Total B.E.:	\$0
							Dwelling Units:	\$89,305	Dwelling Units:	\$89,305
							Kitchen cabinets		Kitchen cabinets	
							Electrical upgrades	\$89,305	Electrical upgrades	\$89,305
							Plumbing & bath upgrades		Plumbing & bath upgrades	
Interior painting		Interior painting								
Floor covering	\$0	Floor covering	\$0							
Electrical upgrades		Electrical upgrades								
Total D.E.:	\$0	Total D.E.:	\$0							
Interior Common Areas:	\$0	Interior Common Areas:	\$0							
None		None								
Total ICAs:	\$0	Total ICAs:	\$0							
Site-Wide Facilities:	\$0	Site-Wide Facilities:	\$0							
None		None								
Total SWFs:	\$0	Total SWFs:	\$0							
Nondwelling Equipment:	\$0	Nondwelling Equipment:	\$0							
None		None								
Total NDE:	\$0	Total NDE:	\$0							
Subtotal of Estimated Cost			\$89,305	Subtotal of Estimated Cost		\$89,305				

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Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 2	Work Statement for Year 3					
Work Statement for Year 1 FFY 2010	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	UT3-5 Westlake Site:		\$5,000	UT3-5 Westlake Site:		\$5,000		
							Site improvements	Site improvements
							Automatic sprinkler systems	Automatic sprinkler systems
							Install additional concrete walkways	Install additional concrete walkways
							Replace and/or repair perimeter fence	Replace and/or repair perimeter fence
							Mechanical and Electrical:	Mechanical and Electrical:
							None	None
							Total M&E:	Total M&E:
							\$0	\$0
							Building Exterior:	Building Exterior:
							None	None
							Total B.E.:	Total B.E.:
							\$0	\$0
							Dwelling Units:	Dwelling Units:
							Dwelling improvements	Dwelling improvements
Roof covering	Roof covering							
Exterior window replacements	Exterior window replacements							
Plumbing & bath upgrades	Plumbing & bath upgrades							
Interior painting	Interior painting							
Floor covering	Floor covering							
Electrical upgrades	Electrical upgrades							
Kitchen cabinets	Kitchen cabinets							
HVAC upgrades, etc.	HVAC upgrades, etc.							
Escalator siding	Escalator siding							
None	None							
Total ICAs:	Total ICAs:							
\$0	\$0							
Site-Wide Facilities:	Site-Wide Facilities:							
None	None							
Total SWFs:	Total SWFs:							
\$0	\$0							
Non dwelling Equipment:	Non dwelling Equipment:							
None	None							
Total NDE:	Total NDE:							
\$0	\$0							
Subtotal of Estimated Cost	Subtotal of Estimated Cost							
\$10,000	\$15,000							

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

Work Statement for Year 1 FFY 2010	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
<p>See Annual Statement</p> <p>Site: UTS-5 Westlake</p> <p>Site improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None</p> <p>Total M&E: \$0</p> <p>Building Exterior: None</p> <p>Total B.E.: \$0</p> <p>Dwelling Units: Dwelling improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None</p> <p>Total ICAs: \$0</p> <p>Site-Wide Facilities: None</p> <p>Total SWFs: \$0</p> <p>Nondwelling Equipment: None</p> <p>Total NDE: \$0</p> <p>Subtotal of Estimated Cost: \$10,000</p>		\$5,000	<p>Site: UTS-5 Westlake</p> <p>Site improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None</p> <p>Total M&E: \$0</p> <p>Building Exterior: None</p> <p>Total B.E.: \$0</p> <p>Dwelling Units: Dwelling improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None</p> <p>Total ICAs: \$0</p> <p>Site-Wide Facilities: None</p> <p>Total SWFs: \$0</p> <p>Nondwelling Equipment: None</p> <p>Total NDE: \$0</p> <p>Subtotal of Estimated Cost: \$15,000</p>		\$5,000

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

Work Statement for Year 1 FFY 2010	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
<p>See Annual Statement</p> <p>Site: UT3-6/9 Union</p> <p>Site Improvements</p> <p>Automatic sprinkler systems</p> <p>Install additional concrete walkways</p> <p>Replace and/or repair perimeter fence</p> <p>Mechanical and Electrical:</p> <p>None</p> <p>Total M&E: \$0</p> <p>Building Exterior: \$0</p> <p>None</p> <p>Total B.E.: \$0</p> <p>Dwelling Units: \$6,000</p> <p>Dwelling Improvements</p> <p>Roof covering</p> <p>Decks/porch replacements</p> <p>Plumbing & bath upgrades</p> <p>Interior painting</p> <p>Floor covering</p> <p>Electrical upgrades</p> <p>Kitchen cabinets</p> <p>HVAC upgrades, etc.</p> <p>Exterior siding</p> <p>None</p> <p>Total ICAs: \$0</p> <p>Site-Wide Facilities: \$0</p> <p>None</p> <p>Total SWFs: \$0</p> <p>Nondwelling Equipment: \$0</p> <p>None</p> <p>Total NDE: \$0</p> <p>Subtotal of Estimated Cost \$8,000</p>			<p>Site: UT3-6/9 Union</p> <p>Site Improvements</p> <p>Automatic sprinkler systems</p> <p>Install additional concrete walkways</p> <p>Replace and/or repair perimeter fence</p> <p>Mechanical and Electrical:</p> <p>None</p> <p>Total M&E: \$0</p> <p>Building Exterior: \$0</p> <p>None</p> <p>Total B.E.: \$0</p> <p>Dwelling Units: \$6,000</p> <p>Dwelling Improvements</p> <p>Roof covering</p> <p>Decks/porch replacements</p> <p>Plumbing & bath upgrades</p> <p>Interior painting</p> <p>Floor covering</p> <p>Electrical upgrades</p> <p>Kitchen cabinets</p> <p>HVAC upgrades, etc.</p> <p>Exterior siding</p> <p>None</p> <p>Total ICAs: \$0</p> <p>Site-Wide Facilities: \$0</p> <p>None</p> <p>Total SWFs: \$0</p> <p>Nondwelling Equipment: \$0</p> <p>None</p> <p>Total NDE: \$0</p> <p>Subtotal of Estimated Cost \$8,000</p>		

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 U.S. Department of Housing and Urban Development
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Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 2	Work Statement for Year 3			
Work Statement for Year 1 FFY 2010	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	UT3-8 Granger Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling Improvements Roof covering Duct/kitchen replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None Total ICAs: \$0 Site-Wide Facilities: None Total SWFs: \$0 Nondwelling Equipment: None Total NDE: \$0 Subtotal of Estimated Cost \$50,000		UT3-8 Granger Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling Improvements Roof covering Duct/kitchen replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None Total ICAs: \$0 Site-Wide Facilities: None Total SWFs: \$0 Nondwelling Equipment: None Total NDE: \$0 Subtotal of Estimated Cost \$16,000			

Capital Fund Program - Five-Year Action Plan

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

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4		Work Statement for Year 5		
Work Statement for Year 1 FFY 2010	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	UT3-8 Granger Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$10,000 \$10,000 \$0 \$0	UT3-8 Granger Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$10,000 \$10,000 \$0 \$0
	Building Exterior: None		\$0	Building Exterior: None		\$0
	Total M&E:		\$0	Total M&E:		\$0
	Dwelling Units: Dwelling Improvements Roof covering Dwelling unit replacements Plumbing & bath upgrades Interior painting Fluor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc Exterior siding None		\$263,000 \$263,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	Dwelling Units: Dwelling Improvements Roof covering Dwelling unit replacements Plumbing & bath upgrades Interior painting Fluor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc Exterior siding None		\$263,000 \$263,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0
	Total B.E.:		\$0	Total B.E.:		\$0
	Site-Wide Facilities: None		\$0	Site-Wide Facilities: None		\$0
	Total SWFs:		\$0	Total SWFs:		\$0
	Non dwelling Equipment: None		\$0	Non dwelling Equipment: None		\$0
	Total NDE:		\$0	Total NDE:		\$0
	Subtotal of Estimated Cost		\$273,000	Subtotal of Estimated Cost		\$273,000

Capital Fund Program - Five-Year Action Plan

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 Office of Public and Indian Housing

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4		Work Statement for Year 5					
Work Statement for Year 1 FFY 2010	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	UT3-11 Sunset Gardens Site: Site improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling improvements Roof covering Down/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None Total ICAs: \$0 Site-Wide Facilities: None Total SWFs: \$0 Nondwelling Equipment: None Total NDE: \$0				UT3-11 Sunset Gardens Site: Site improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: \$0 Building Exterior: None Total B.E.: \$0 Dwelling Units: Dwelling improvements Roof covering Down/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None Total ICAs: \$0 Site-Wide Facilities: None Total SWFs: \$0 Nondwelling Equipment: None Total NDE: \$0				
								\$2,000	\$2,000
								\$2,000	\$2,000
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
								\$0	\$0
\$10,000	\$40,000								
Subtotal of Estimated Cost	Subtotal of Estimated Cost								

Capital Fund Program - Five-Year Action Plan

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

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4 FFY 2013	Work Statement for Year 5 FFY 2014			
Work Statement for Year 1 FFY 2010	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	UT3-12 Valley Fair Village Site: Site improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: None Building Exterior: None Total B.E.: None Dwelling Units: Dwelling improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None Total ICAs: None Site-Wide Facilities: None Total SWFs: None Nondwelling Equipment: None Total NDE: None		\$5,000	UT3-12 Valley Fair Village Site: Site improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Total M&E: None Building Exterior: None Total B.E.: None Dwelling Units: Dwelling improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None Total ICAs: None Site-Wide Facilities: None Total SWFs: None Nondwelling Equipment: None Total NDE: None		\$45,000
			\$5,000		\$45,000	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
			\$0		\$0	
	\$17,000		\$215,000			

Capital Fund Program - Five-Year Action Plan

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

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 2	Work Statement for Year 3			
Work Statement for Year 1 FFY 2010	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	UTS-17 Erth Meadows Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$1,000 \$1,000 \$0 \$0	UTS-17 Erth Meadows Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$1,000 \$1,000 \$0 \$0
	Total M&E: Building Exterior: None		\$0 \$0 \$0	Total M&E: Building Exterior: None		\$0 \$0 \$0
	Total B.E.:		\$0	Total B.E.:		\$0
	Dwelling Units: Dwelling Improvements Roof covering Dwelling window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None		\$6,750 \$6,750 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	Dwelling Units: Dwelling Improvements Roof covering Dwelling window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None		\$18,350 \$18,350 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0
	Total ICAs: Site-Wide Facilities: None		\$0 \$0 \$0	Total ICAs: Site-Wide Facilities: None		\$0 \$0 \$0
	Total SWFs: Nondwelling Equipment: None		\$0 \$0 \$0	Total SWFs: Nondwelling Equipment: None		\$0 \$0 \$0
	Total NDE:		\$0	Total NDE:		\$0
	Subtotal of Estimated Cost		\$7,750	Subtotal of Estimated Cost		\$19,350

Capital Fund Program - Five-Year Action Plan

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

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4		Work Statement for Year 5		
Work Statement for Year 1 FFY 2010	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	UT3-17 Erin Meadows Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$1,000 \$1,000 \$0 \$0	UT3-17 Erin Meadows Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$1,000 \$1,000 \$0 \$0
	Building Exterior: None		\$0	Building Exterior: None		\$0
	Total M&E:		\$0	Total M&E:		\$0
	Dwelling Units: Dwelling Improvements Roof covering Dawn/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None		\$6,750 \$6,750 \$0 \$0 \$0 \$0 \$0 \$0 \$0	Dwelling Units: Dwelling Improvements Roof covering Dawn/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Interior Common Areas: None		\$6,750 \$6,750 \$0 \$0 \$0 \$0 \$0 \$0 \$0
	Total ICAs:		\$0	Total ICAs:		\$0
	Site-Wide Facilities: None		\$0	Site-Wide Facilities: None		\$0
	Total SWFs:		\$0	Total SWFs:		\$0
	Non-dwelling Equipment: None		\$0	Non-dwelling Equipment: None		\$0
	Total NDE:		\$0	Total NDE:		\$0
	Subtotal of Estimated Cost		\$7,750	Subtotal of Estimated Cost		\$7,750

Capital Fund Program - Five-Year Action Plan

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

Part II: Supporting Pages -- Physical Needs Work Statement(s)		Work Statement for Year 4 FFY 2013	Work Statement for Year 5 FFY 2014			
Work Statement for Year 1 FFY 2010	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	Scattered sites UT3-10,22,27,29 7 29 Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$20,000 \$20,000	Scattered sites UT3-10,22,27,29 7 29 Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None		\$20,000 \$20,000
	Total M&E: \$0		\$0	Total M&E: \$0		\$0
	Building Exterior: None		\$0	Building Exterior: None		\$0
	Total B.E.: \$0		\$0	Total B.E.: \$0		\$0
	Dwelling Units: Dwelling Improvements Roof covering Downspout replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc		\$85,000 \$85,000	Dwelling Units: Dwelling Improvements Roof covering Downspout replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc		\$85,000 \$85,000
	Interior Common Areas: None		\$0	Interior Common Areas: None		\$0
	Total ICAs: \$0		\$0	Total ICAs: \$0		\$0
	Site-Wide Facilities: None		\$0	Site-Wide Facilities: None		\$0
	Total SWFs: \$0		\$0	Total SWFs: \$0		\$0
	Non-dwelling Equipment: None		\$0	Non-dwelling Equipment: None		\$0
	Total NDE: \$0		\$0	Total NDE: \$0		\$0
	Subtotal of Estimated Cost \$105,000			Subtotal of Estimated Cost \$70,000		

Capital Fund Program - Five-Year Action Plan

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

OMB Approval No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name/Number	Housing Authority of County of Salt Lake	Locality (City/County & State)			<input checked="" type="checkbox"/> Original 5-Year Plan	Revision No.:	
		Development Number and Name	Work Statement for Year 1	Work Statement for Year 2			Work Statement for Year 3
A.	Development Number and Name	FFY	2010	FFY 2011	FFY 2012	FFY 2013	FFY 2014
	UT3-2 Harmony Park	Annual Statement	\$13,619	\$8,750	\$8,750	\$8,750	\$8,750
	UT3-3 Cyprus Park		\$5,000	\$5,000	\$5,000	\$5,000	\$5,000
	UT3-3 Hunter Hollow		\$49,436	\$301,000	\$305,000	\$305,000	\$305,000
	UT3-3 Acad. Park		\$273,000	\$4,000	\$4,000	\$4,000	\$4,000
	UT3-4 Senior High Rise		\$55,000	\$35,000	\$35,000	\$35,000	\$35,000
	UT3-5 Westlake		\$10,000	\$15,000	\$10,000	\$10,000	\$15,000
	UT3-6/9 Union		\$13,000	\$13,000	\$13,000	\$13,000	\$8,000
	UT3-8 Granger		\$50,000	\$16,000	\$16,000	\$16,000	\$0
	HA-Wide Physical Activities		\$0	\$0	\$0	\$0	\$0
B.	Physical Improvements		\$576,805	\$576,805	\$576,805	\$576,805	\$576,805
	Subtotal		\$30,000	\$30,000	\$30,000	\$30,000	\$30,000
C.	Management Improvements		\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
D.	PHA-Wide Non-dwelling Structures and Equipment		\$95,971	\$95,971	\$95,971	\$95,971	\$95,971
E.	Administration		\$15,000	\$15,000	\$15,000	\$15,000	\$15,000
F.	Other		\$191,943	\$191,943	\$191,943	\$191,943	\$191,943
G.	Operations		\$0	\$0	\$0	\$0	\$0
H.	Demolition		\$0	\$0	\$0	\$0	\$0
I.	Development		\$0	\$0	\$0	\$0	\$0
J.	Capital Fund Financing -- Debt Service		\$959,719	\$959,719	\$959,719	\$959,719	\$959,719
K.	Total CFP Funds		\$0	\$0	\$0	\$0	\$0
L.	Total Non-CFP Funds		\$959,719	\$959,719	\$959,719	\$959,719	\$959,719
M.	Grand Total		\$959,719	\$959,719	\$959,719	\$959,719	\$959,719

Part I: Summary

PHA Name: _____ Grant Type and Number: _____
 Capital Fund Program Grant No. Uf00XX
 Date of CFP: 3/4/2010
 Replacement Housing Factor Grant No: _____
 Housing Authority of County _____

Type of Grant: Original Annual Statement Reserve for Disasters/Emergencies
 Performance and Evaluation Report for Period Ending: 3/31/2008 Revised Annual Statement (revision no:)
 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 20) ³	\$191,943.00	\$0.00	\$0.00	\$0.00
3	1408 Management Improvements	\$30,000.00	\$0.00	\$0.00	\$0.00
4	1410 Administration (may not exceed 10% of line 20)	\$95,971.00	\$0.00	\$0.00	\$0.00
5	1411 Audit	\$0.00	\$0.00	\$0.00	\$0.00
6	1415 Liquidated Damages	\$0.00	\$0.00	\$0.00	\$0.00
7	1430 Fees and Costs	\$15,000.00	\$0.00	\$0.00	\$0.00
8	1440 Site Acquisition	\$0.00	\$0.00	\$0.00	\$0.00
9	1450 Site Improvement	\$150,000.00	\$0.00	\$0.00	\$0.00
10	1460 Dwelling Structures	\$401,805.00	\$0.00	\$0.00	\$0.00
11	1465.1 Dwelling Equipment-Nonexpendable	\$25,000.00	\$0.00	\$0.00	\$0.00
12	1470 Non-dwelling Structures	\$0.00	\$0.00	\$0.00	\$0.00
13	1475 Non-dwelling Equipment	\$50,000.00	\$0.00	\$0.00	\$0.00
14	1485 Demolition	\$0.00	\$0.00	\$0.00	\$0.00
15	1492 Moving to Work Demonstration	\$0.00	\$0.00	\$0.00	\$0.00
16	1495.1 Relocation Cost	\$0.00	\$0.00	\$0.00	\$0.00
17	1499 Development Activities ⁴	\$0.00	\$0.00	\$0.00	\$0.00
18a	1501 Collateralization or Debt Service paid by the PHA	\$0.00	\$0.00	\$0.00	\$0.00
18b	9000 Collateralization or Debt Service paid Via System of Direct Payment	\$0.00	\$0.00	\$0.00	\$0.00
19	1502 Contingency (may not exceed 8% of line 20)	\$0.00	\$0.00	\$0.00	\$0.00
20	Amount of Annual Grant: (sum of lines 2 - 19)	\$959,719.00	\$0.00	\$0.00	\$0.00
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0.00	\$0.00	\$0.00
22	Amount of line 20 Related to Section 504 Activities	\$0.00	\$0.00	\$0.00	\$0.00
23	Amount of line 20 Related to Security -- Soft Costs	\$0.00	\$0.00	\$0.00	\$0.00
24	Amount of line 20 Related to Security -- Hard Costs	\$0.00	\$0.00	\$0.00	\$0.00
25	Amount of line 20 Related to Energy Conservation Measures	\$0.00	\$0.00	\$0.00	\$0.00

Signature of Executive Director


Date
 3.4.10

Signature of Public Housing Director


Date
 3/2/2010

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:		Grant Type and Number		CFFP (Yes/No): No		Federal FY of Grant:		Status of Work	
Housing Authority of County of Salt Lake		Capital Fund Program Grant No. UI00XX Replacement Housing Factor Grant No:				2010			
Development Number/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost			
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²		
HA-Wide Mgmt. Improvmts	1. Maintenance staff required on-go 2. Computer upgrades	1408 " "		\$15,000.00 \$15,000.00 \$0.00	\$0.00 \$0.00 \$0.00	\$0.00 \$0.00 \$0.00	\$0.00 \$0.00 \$0.00		
	Total 1408			\$30,000.00	\$0.00	\$0.00	\$0.00		
HA-Wide Admin	Funding for PHA Staff @ 10% of the annual grant amount in accordance with approved salary allocation plan or Prog. Mgmt. fees	1410		\$95,971.00	\$0.00	\$0.00	\$0.00		
HA-Wide Fees and Costs	A & E services @ 7% of the annual grant amount, based on actual scope of design work	1430		\$15,000.00	\$0.00	\$0.00	\$0.00		
HA-Wide	Nonroutine vacancy prep.	1460		\$0.00	\$0.00	\$0.00	\$0.00		
"	Nonroutine PM repairs	1460		\$0.00	\$0.00	\$0.00	\$0.00		
"	Appliances	1465		\$25,000.00	\$0.00	\$0.00	\$0.00		
"	Vehicle replacement	1475		\$50,000.00	\$0.00	\$0.00	\$0.00		
"	Demolition (specify location(s))	1485		\$0.00	\$0.00	\$0.00	\$0.00		
"	Relocation expenses	1495.1		\$0.00	\$0.00	\$0.00	\$0.00		

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

Part II: Supporting Pages

PHA Name:	Grant Type and Number	CFFP (Yes/No): No	Federal FY of Grant:	Status of Work				
Housing Authority of County of Salt Lake	Capital Fund Program Grant No. U100XX Replacement Housing Factor Grant No:		2010					
Development Number/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Revised ¹	Funds Obligated ²	Funds Expended ²	Status of Work
UT3-4 High Rise Amp 1	Site: Site improvements	1450	Total Site:	\$26,000.00 \$25,000.00	\$0.00 \$0.00	\$0.00 \$0.00	\$0.00 \$0.00	
	Mechanical and Electrical: None	1460	Total M&E:	\$0.00	\$0.00	\$0.00	\$0.00	
	Building Exterior: None	1460	Total B.E.:	\$0.00	\$0.00	\$0.00	\$0.00	
	Dwelling Units: Dwelling improvements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets	1460	Total DUs:	\$60,000.00 \$60,000.00	\$0.00 \$0.00	\$0.00 \$0.00	\$0.00 \$0.00	
	Interior Common Areas: None	1470	Total D.E.:	\$0.00	\$0.00	\$0.00	\$0.00	
	Site-Wide Facilities: None	1470	Total ICAs:	\$0.00	\$0.00	\$0.00	\$0.00	
	Nondwelling Equipment: None	1475	Total SWFs:	\$0.00	\$0.00	\$0.00	\$0.00	
			Total NDE:	\$0.00	\$0.00	\$0.00	\$0.00	
			Project Total:	\$85,000.00	\$0.00	\$0.00	\$0.00	

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

Capital Fund Financing Program

Office of Public and Indian Housing

Part II: Supporting Pages

PHA Name:	Grant Type and Number	Grant No. UH00XX	CFFP (Yes/No): No	Federal FY of Grant:	Status of Work		
Housing Authority of County of Salt Lake	Capital Fund Program Grant No. UH00XX Replacement Housing Factor Grant No.:			2010			
Development Number/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Revised ¹	Funds Obligated ²	Funds Expended ²
UT-3-3 Cyrus Park Amp 4	Site: Landscaping improvements	1450	Total Site:	\$20,000.00	\$0.00	\$0.00	\$0.00
	Mechanical and Electrical: None	1460	Total M&E:	\$0.00	\$0.00	\$0.00	\$0.00
	Building Exterior: None	1460	Total B.E.:	\$0.00	\$0.00	\$0.00	\$0.00
	Dwelling Units: None	1460	Total DUs:	\$0.00	\$0.00	\$0.00	\$0.00
	Dwelling Equipment: None	1465.1	Total D.E.:	\$0.00	\$0.00	\$0.00	\$0.00
	Interior Common Areas: None	1470	Total ICAs:	\$0.00	\$0.00	\$0.00	\$0.00
	Site-Wide Facilities: None	1470	Total SWFs:	\$0.00	\$0.00	\$0.00	\$0.00
	Nondwelling Equipment: None	1475	Total NDE:	\$0.00	\$0.00	\$0.00	\$0.00
Total, Cyprus Park			Project Total:	\$20,000.00	\$0.00	\$0.00	\$0.00

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

Part II: Supporting Pages

PHA Name:		Grant Type and Number		Federal FY of Grant:		Status of Work	
Housing Authority of County of Salt Lake		Capital Fund Program Grant No. UT00XX Replacement Housing Factor Grant No:		2010			
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	CFPP (Yes/No): No	Total Actual Cost	
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²
UT3-3 Acad. Park Amp 4	Site: None	1450	Total Site:	\$0.00	\$0.00	\$0.00	\$0.00
	Mechanical and Electrical: None	1460	Total M&E:	\$0.00	\$0.00	\$0.00	\$0.00
	Building Exterior: None	1460	Total B.E.:	\$0.00	\$0.00	\$0.00	\$0.00
	Dwelling Units: Dwelling Improvements	1460	Total DUs:	\$195,000.00	\$0.00	\$0.00	\$0.00
	Roof covering						
	Door/window replacements						
	Plumbing & bath upgrades						
	Interior painting						
	Floor covering						
	Electrical upgrades						
Kitchen cabinets							
HVAC upgrades, etc.							
Exterior siding							
None		1470	Total D.E.:	\$0.00	\$0.00	\$0.00	\$0.00
Site-Wide Facilities: None		1470	Total ICAS:	\$0.00	\$0.00	\$0.00	\$0.00
Nondwelling Equipment: None		1475	Total SWFs:	\$0.00	\$0.00	\$0.00	\$0.00
			Total NDE:	\$0.00	\$0.00	\$0.00	\$0.00
Total, Acad. Park			Project Total:	\$195,000.00	\$0.00	\$0.00	\$0.00

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

Part II: Supporting Pages

PHA Name:	Grant Type and Number	Capital Fund Program Grant No. UH00XX	CFFP (Yes/No): No	Federal FY of Grant:	2010	Status of Work	
Housing Authority of County of Salt Lake	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost			
Development Number/PHA-Wide Activities Amp 3 Site: Site Improvements Automatic sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None Building Exterior: None Dwelling Units: Dwelling Improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None Site-Wide Facilities: None Nondwelling Equipment: None	1450	Total Site:	\$5,000.00	\$0.00	\$0.00	\$0.00	
	1460	Total M&E:	\$0.00	\$0.00	\$0.00	\$0.00	
	1460	Total B.E.:	\$0.00	\$0.00	\$0.00	\$0.00	
	1460	Total DUs:	\$20,000.00	\$0.00	\$0.00	\$0.00	
	1465.1	Total D.E.:	\$0.00	\$0.00	\$0.00	\$0.00	
	1470	Total ICAs:	\$0.00	\$0.00	\$0.00	\$0.00	
	1470	Total SWFs:	\$0.00	\$0.00	\$0.00	\$0.00	
	1475	Total NDE:	\$0.00	\$0.00	\$0.00	\$0.00	
		Project Total:		\$25,000.00	\$0.00	\$0.00	\$0.00

¹To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
²To be completed for the Performance and Evaluation Report.
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 facsimile form HUD-50075.1 (4/2008)

Part II: Supporting Pages

PHA Name:

Housing Authority of County of Salt Lake

Grant Type and Number
 Capital Fund Program Grant No. UI00XX
 Replacement Housing Factor Grant No:

CFFP (Yes/No): No

Federal FY of Grant:
 2010

Development Number/PHA-Wide Activities

General Description of Major Work Categories

Development Account No.

Quantity

Total Estimated Cost

Revised¹

Total Actual Cost

Funds Obligated*

Funds Expended*

Status of Work

Development Number/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Revised ¹	Total Actual Cost	Funds Obligated*	Funds Expended*	Status of Work
Amp 4	Site: Site Improvements Automate sprinkler systems Install additional concrete walkways Replace and/or repair perimeter fence Mechanical and Electrical: None	1450	Total Site:	\$25,000.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$25,000.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
			Total M&E:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
	Building Exterior: None	1460	Total B.E.:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
	Dwelling Units: Dwelling Improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None	1460	Total DUs:	\$20,000.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$20,000.00	\$0.00	\$0.00	\$0.00	\$0.00	
		1465.1	Total D.E.:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
		1470	Total ICAs:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
	Site-Wide Facilities: None	1470	Total SWFs:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
	Nondwelling Equipment: None	1475	Total NDE:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Total,			Project Total:	\$45,000.00	\$0.00	\$0.00	\$0.00	\$0.00	

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

Part II: Supporting Pages

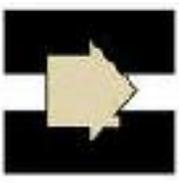
PHA Name:	Grant Type and Number	Capital Fund Program Grant No. UI00XX	CFFP (Yes/No): No	Federal FY of Grant:	2010	Status of Work			
Housing Authority of County of Salt Lake	Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost			
					Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
UT3-12 Valley Fair Village Amp 2	Site: Parking lot improvements		1450	Total Site:	\$15,000.00	\$0.00	\$0.00	\$0.00	
	Mechanical and Electrical: None		1460	Total M&E:	\$0.00	\$0.00	\$0.00	\$0.00	
	Building Exterior: None		1460	Total B.E.:	\$0.00	\$0.00	\$0.00	\$0.00	
	Dwelling Units: Dwelling improvements Roof covering Door/window replacements Plumbing & bath upgrades Interior painting Floor covering Electrical upgrades Kitchen cabinets HVAC upgrades, etc. Exterior siding None		1460	Total DUs:	\$16,805.00	\$0.00	\$0.00	\$0.00	
			1465.1	Total D.E.:	\$0.00	\$0.00	\$0.00	\$0.00	
			1470	Total ICAs:	\$0.00	\$0.00	\$0.00	\$0.00	
	Site-Wide Facilities: None		1470	Total SWFs:	\$0.00	\$0.00	\$0.00	\$0.00	
	Nondwelling Equipment: None		1475	Total NDE:	\$0.00	\$0.00	\$0.00	\$0.00	
Total, Valley Fair Village				Project Total:	\$31,805.00	\$0.00	\$0.00	\$0.00	

¹To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
²To be completed for the Performance and Evaluation Report.
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 facsimile form HUD-50075.1 (4/2008)

Part III: Implementation Schedule for Capital Fund Financing Program

PHA Name: Housing Authority of County of Salt Lake		Federal FY of Grant: 2010			
Development Number Name/PHA-Wide Activities	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	Reasons for Revised Target Dates ¹
UT3-2	09/14/12		09/14/14		
UT3-3	09/14/12		09/14/14		
UT3-6/9	09/14/12		09/14/14		
UT3-8	09/14/12		09/14/14		
UT3-10	09/14/12		09/14/14		
UT3-11	09/14/12		09/14/14		
UT3-12	09/14/12		09/14/14		
UT2-16	09/14/12		09/14/14		
UT3-17	09/14/12		09/14/14		
UT3-22	09/14/12		09/14/14		
UT3-26	09/14/12		09/14/14		
UT3-27	09/14/12		09/14/14		
UT3-29	09/14/12		09/14/14		
UT3-31	09/14/12		09/14/14		

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



**HOUSING
AUTHORITY
OF THE COUNTY
OF SALT LAKE**

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KERRY W. BATE
Executive Director

Board Chair
Clarence A. "Bud" Bailey

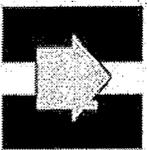
Vice Chair
Sandra Hatch

Commissioners
Daniel G. Hacking
Sandra Kikuchi
Stephanie Bourdeaux
Shauna O'Neil
James Yappias

Resident Advisory Board Comments

The Resident Advisory Board met on March 10, 2010 and approved the Housing Authority of the County of Salt Lake's PHA Plan for 2010-2015 as it was presented to them. No other comments were received.

Our mission is to provide and develop quality affordable housing opportunities for individuals and families while promoting self-sufficiency, empowerment, and neighborhood revitalization.



HOUSING AUTHORITY
of the County of Salt Lake

The Mission of the RAB is to represent the interests of the residents receiving rent assistance from the Housing Authority of the County of Salt Lake (HACSL). The goal is to assist the HACSL staff and Board of Commissioners to maintain and improve the quality of life for all residents.

The Mission of the Housing Authority of the County of Salt Lake is to provide and develop quality affordable housing opportunities for individuals and families while promoting self-sufficiency, empowerment, and neighborhood revitalization.

Resident Advisory Board

Minutes

March 10, 2010.

Members Present:

Kristy Finkelstein, Chair
Isabel Quilantan, Vice Chair
Roy Davis, Treasurer
Naomi Silver, Secretary
Ilana Thompson
Daniel Hacking Rosie Powel
Rosie Powel

Guests:

Doris Lambert

Staff Present:

Janice Kimball
Elissa Jorgensen

Welcome and Introductions

Kristy welcomed everybody and began to chair the meeting.

Agenda

Isabel motioned to approve the minutes. Naomi seconded the motion. Board approval was unanimous.

Minutes

Corrections were made to spelling errors under Tenant Association Reports and HACSL Updates. A correction under Comments and Review was made to read "Dan shared his thoughts on his term expiring". Isabel motioned to approve the minutes to reflect the changes. Roy seconded the motion. Board approval was unanimous.

Budget & Expenditures

All members received a copy of the updated budget. Roy reviewed and explained the budget by each line item. He explained that there was money left in postage that has not been spent. Janice suggested talking to Valerie about alternatives to spend that money. Roy also noted that the board members will know the amount spent on travel at the next meetings. Tenant Association members were unsure if their Tenant Association received their stipends. Elissa will follow up on this.

Tenant Association Reports

High Rise- Naomi reported that the High Rise is doing well. The Maintenance crew is conducting preventative maintenance inspections. Jill is doing a fantastic job. Ilana reported that she spoke with Jill about separating the Tenant Associations between "A" building and "B" building. Jill would prefer to have the 2 buildings continue with one meeting. Dan thinks there are inherent problems with having only one Tenant Association. He suggested that the buildings have individual meetings to discuss details and a combined meeting to plan activities. Janice reported that she believed that is what Jill is trying to do and that the structure might work well that way. Dan stated that the structure really needs to be what the tenants want.

Valley Fair Village-Rosie reported that Maintenance completed preventative maintenance inspections. This evening, Valley Fair Village hosted a chili bean dinner for the tenants. She also reported that the residents are upset that they are not able to access the computers on the weekend, especially for those who work. Janice felt that it wasn't an unreasonable request.

Pleasant Green Villa-Roy reported that Pleasant Green Villa has had a lot of events. Suzanne Trailor from the Utah Independent Living Center comes out on Thursdays to discuss books and current events. They are still having a coffee club on Tuesday and Thursday mornings. He also reported that the Leadership and Resiliency Program came out to play the Wii with the residents. They have welcomed a new tenant. Roy reported that everyone is happy.

Board of Commissioners

Dan reported that the Board of Commissioners established a nominating committee so the board can do recruitment for the board. They had a follow up from the board retreat/strategic planning. The board reviewed the annual agency plan. There was a finance report outlining that there are a couple of programs experiencing problems, but the agency is doing well. There was an employee survey presentation. Property management reported that Covewood is having struggles but things are getting figured out. HACSL has a 99% occupancy rate on owned units, which is very good. The Section 8 waiting list is close to 3 years. There are no new vouchers. There is an intern at Grace Mary Manor from Salt Lake Community College conducting computer classes. Kelly Benson is ahead of schedule. Janice reported that Kelly Benson is fully staffed as of this week. Doloris Holsten was introduced as the new executive assistant.

Agency Plans

Janice reviewed each goal in the agency plans. She highlighted the increased percentage rate of people on the waiting list, 111% of families and 60% overall. Some explanations for this are: getting on the waiting list is easier and more accessible because of the online application system, the economy, and people are keeping their vouchers. She then reviewed the Strategy for Addressing Housing Needs. Janice also reviewed the Public Housing Authority Elements. She suggested that if anyone would like to review it further, to put it on the agenda for the next meeting. Janice noted that the agency values have changed and she would like feedback from the board members. Janice then asked for board approval of the agency plans. Roy motioned to approve the agency plan. Naomi seconded. Board approval was unanimous.

Comments and Review

Kristy announced the Magna Health, Wellness, and Safety Fair in May.

Everyone enjoyed the meeting and thought Kristy did a great job!

Board member also enjoyed the Agency Plans and thought it was very enlightening.

Janice then announced that Doug Sterling, from Salt Lake City Housing Authority passed away and passed out information on memorial services.

Roy motioned to adjourn the meeting. Naomi seconded. Board approval was unanimous.

Next meeting

Next meeting will be held on May 12th, 2010 at Valley Fair Village at 5:30 pm. Dinner will be served at 5:00. Rosie will invite Nikki Gansauge, property manager, and reserve the room.

PHA Plan Elements. (24 CFR 903.7)

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

Tenant selection is based on income and date and time of the application. We do not have preferences or site-based waiting lists for Public Housing. Tenant selection for Section 8 Tenant-Based Rental Assistance is based on income and the date and time of the application. A separate waiting list is maintained for each property receiving Project-Based Vouchers. See Section 8 Administrative Policies for details.

2. **Financial Resources.** A statement of financial resources, including a listing by general categories, of the PHA's anticipated resources, such as PHA Operating, Capital and other anticipated Federal resources available to the PHA, as well as tenant rents and other income available to support public housing or tenant-based assistance. The statement also should include the non-Federal sources of funds supporting each Federal program, and state the planned use for the resources.

Source	Amount	Planned Use
Public Housing Operating Fund	\$1,556,000	General operations PH
Public Housing Capital Fund	\$1,389,000	See CDF plan
Section 8 Tenant-Based Assistance	\$16,069,000	Rent
Resident Opportunity & Self-Sufficiency	\$56,000	Family Self-Sufficiency Public Housing
Community Development Block Grant	\$4,000	Sandy Maintenance Transitional Housing
HOME/ State/ County Funding	\$2,857,000	Rental Assistance
HOPWA	\$64,000	Rental Assistance
Shelter Plus Care	\$1,213,000	Rental Assistance
Public Housing Dwelling Rental	\$1,400,000	General Operations PH
Management Income	\$1,558,000	
Other Dwelling Rent	\$1,027,000	
Section 8 Fraud Recovery	\$115,000	
Interest Income	\$90,000	
Other	105,000	
Total	\$27,507,000	

3. **Rent Determination.** A statement of the policies of the PHA governing rents charged for public housing and HCV dwelling units.

See Public Housing Admissions and Continued Occupancy Policies on Rent Determination. No changes in how rents are determined. Please note the Payment Standard for the Section 8 Housing Choice Voucher program has been lowered to 95% or Fair Market Rents.

4. **Operation and Management.** A statement of the rules, standards, and policies of the PHA governing maintenance management of housing owned, assisted, or operated by the public housing agency (which shall include measures necessary for the prevention or eradication of pest infestation, including cockroaches), and management of the PHA and programs of the PHA.
Please see maintenance policies @ www.hacsl.org

5. **Grievance Procedures.** A description of the grievance and informal hearing and review procedures that the PHA makes available to its residents and applicants.
See Public Housing Admissions and Continued Occupancy Policies and Section 8 Administrative Plan @ www.hacsl.org
No changes are proposed this year.

6. **Designated Housing for Elderly and Disabled Families.** With respect to public housing projects owned, assisted, or operated by the PHA, describe any projects (or portions thereof), in the upcoming fiscal year, that the PHA has designated or will apply for designation for occupancy by elderly and disabled families. The description shall include the following information: **1)** development name and number; **2)** designation type; **3)** application status; **4)** date the designation was approved, submitted, or planned for submission, and; **5)** the number of units affected.
N/A

7. **Community Service and Self-Sufficiency.** A description of: **(1)** Any programs relating to services and amenities provided or offered to assisted families; **(2)** Any policies or programs of the PHA for the enhancement of the economic and social self-sufficiency of assisted families, including programs under Section 3 and FSS; **(3)** How

the PHA will comply with the requirements of community service and treatment of income changes resulting from welfare program requirements. (Note: applies to only public housing).

CONTINUED OCCUPANCY AND COMMUNITY SERVICE

In order to be eligible for continued occupancy, each adult family member must either contribute eight hours per month of community service within the community, or participate in an economic self-sufficiency program unless they are exempt from this requirement.

EXEMPTIONS

The following adult family members of tenant families are exempt from this requirement.

- A. Family members who are 62 or older
- B. Family members who are working 19 hours per week or more
- C. Family members who are blind or disabled
- D. Family members who are the primary care giver for a blind or disabled child
- E. Family members who are exempt from work activity
- F. Family members who are receiving TANF assistance

NOTIFICATION OF THE REQUIREMENT

The Housing Authority of the County of Salt Lake shall identify all adult family members who are not exempt from the community service requirement. The Housing Authority shall notify all such family members of the community service requirement and of the categories of individuals who are exempt from the requirement. The notification will provide the opportunity for family members to claim and explain an exempt status. The Housing Authority of the County of Salt Lake shall verify such claims. It will also advise them that failure to comply with the community service requirement will result in ineligibility for continued occupancy at the time of annual reexamination.

VOLUNTEER OPPORTUNITIES AND ECONOMIC SELF SUFFICIENCY

Community service includes performing work or duties in the public benefit that serve to improve the quality of life and/or enhance resident self-sufficiency, and/or increase the self-responsibility of the resident within the community. An economic self sufficiency program is one that is designed to encourage, assist, train or facilitate the economic independence of participants and their families or to provide work for participants. These programs may include programs for job training, work placement, basic skills training, education, English proficiency, financial or household management, apprenticeship, and any program necessary to ready a participant to work.

THE PROCESS

At the annual reexamination the Housing Authority of the County of Salt Lake will provide a volunteer time sheet to the family member. Instructions for the timesheet require the individual to complete the form and have a supervisor date and sign for each period of work.

NOTIFICATION OF NON-COMPLIANCE WITH COMMUNITY SERVICE

REQUIREMENT

The Housing Authority of the County of Salt Lake will notify any family found to be in noncompliance of the following:

- A. The family member(s) has been determined to be in noncompliance;
- B. That the determination is subject to the grievance procedure; and
- C. That, unless the family member(s) enter into an agreement to comply, the lease will not be renewed or will be terminated.

OPPORTUNITY FOR CURE

The Housing Authority of the County of Salt Lake will offer the family member(s) the opportunity to enter into an agreement prior to the anniversary of the lease. The agreement shall state that the family member(s) agrees to enter into an economic self-sufficiency program or agrees to contribute to community service for as many hours as needed to comply with the requirement over the past 12-month period. The cure shall occur over the 12-month period beginning with the date of the agreement and the resident shall at the same time stay current with that year's community service requirement. The first hours a resident earns goes toward the current commitment until the current year's commitment is made.

8.

Safety and Crime Prevention. For public housing only, describe the PHA's plan for safety and crime prevention to ensure the safety of the public housing residents. The statement must include: (i) A description of the need for measures to ensure the safety of public housing residents; (ii) A description of any crime prevention activities conducted or to be conducted by the PHAs; and (iii) A description of the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities.

The Housing Authority of the County of Salt Lake provides a comprehensive array of services. We have a contract with the Salt Lake County Sheriff's Department to provide additional on-site Community Policing at our Public Housing Communities. We also provide on-site drug prevention services to youth ages 5-17.

9. **Pets.** A statement describing the PHAs policies and requirements pertaining to the ownership of pets in public housing.

See Public Housing Admissions and Continued Occupancy Policies @ www.hacsl.org
No changes are proposed this year.

10. **Civil Rights Certification.** A PHA will be considered in compliance with the Civil Rights and AFFH Certification if: it can document that it examines its programs and proposed programs to identify any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with the local jurisdiction to implement any of the jurisdiction's initiatives to affirmatively further fair housing; and assures that the annual plan is consistent with any applicable Consolidated Plan for its jurisdiction.

HACSL regularly reviews programs to assure they are consistent with Fair Housing and the Salt Lake County Consolidated Plan.

11. **Fiscal Year Audit.** The results of the most recent fiscal year audit for the PHA.
There were no findings.

12. **Asset Management.** A statement of how the agency will carry out its asset management functions with respect to the public housing inventory of the agency, including how the agency will plan for the long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs for such inventory.

The Housing Authority of the County of Salt Lake has divided our properties in to five asset-based management properties. We are working with Property Managers and Maintenance Technicians to develop new skills and capacities as well as continue to evaluate the properties functionality. Our rehabilitation and modernization goals are listed in the Capital Fund grants.

As an agency we plan to take the next 12-48 months to assess disposition of any public housing units. This decision will be made in conjunction with physical needs of properties, community needs, staff assessment and market analysis of the properties

13. **Violence Against Women Act (VAWA).** A description of: **1)** Any activities, services, or programs provided or offered by an agency, either directly or in partnership with other service providers, to child or adult victims of domestic violence, dating violence, sexual assault, or stalking; **2)** Any activities, services, or programs provided or offered by a PHA that helps child and adult victims of domestic violence, dating violence, sexual assault, or stalking, to obtain or maintain housing; and **3)** Any activities, services, or programs provided or offered by a public housing agency to prevent domestic violence, dating violence, sexual assault, and stalking, or to enhance victim safety in assisted families

The Housing Authority ensures that all its Public Housing residents, housing choice voucher program residents and Landlords are notified about their rights and of their obligation under VAWA. We offer many choices regarding housing options such as moving, removal of the perpetrator and providing referrals to an outside agency that can offer help to the families. It is our policy to make every opportunity available to victims so that they may feel safe and maintain housing.

**Housing Authority of the County of Salt Lake's
Executive Summary
Annual Agency Plan 2010- 2011
Five Year Plan 2010-2014**

Our Agency Plan sets goals and objectives that work towards fulfilling our mission and improving the lives of the people we serve. This comprehensive approach is consistent with and supports:

- Department of Housing and Urban Development's (HUD) strategic plan and initiative to end chronic homelessness,
- Salt Lake County's Consolidated Plan and plan to end chronic homelessness
- State of Utah's plans to end chronic homelessness.

Agency Overview

The Salt Lake County Commissioners formed the Housing Authority of the County of Salt Lake (HACSL) in 1970. We are a tax-exempt, non-profit, municipal corporation, governed by a seven-member Board nominated by the Salt Lake County Mayor and confirmed by the County Commission. HACSL is not a Salt Lake County agency. Board members serve up to five-year terms. Our funding comes from rents we collect and subsidies from the federal government.

HACSL's seven member Board of Commissioners represents various sectors and areas of expertise in our community:

Clarence "Bud" Bailey, Chair-	retired Contractor
Sandra Hatch, Vice Chair-	architect
Shauna O'Neil -	Salt Lake County
Daniel Hacking-	HACSL housing program participant
Stephanie Bourdeaux	Utah State Government
Sandra Kikuchi-	social work and community advocate
James Yapias-	educator and community advocate

The Housing Authority's annual budget exceeds \$22 million. The Housing Authority staff includes 95 employees, with average job longevity of seven years.

Our mission is to provide and develop quality affordable housing opportunities for individuals and families while promoting self-sufficiency, empowerment and neighborhood revitalization. The health and wellbeing of our residents and neighborhoods are at the core of our work. Our staff and programs are grounded in these fundamental beliefs and values:

- > We believe that housing is a basic right and a foundation for success in life. All of us benefit when our citizens have a safe place to call home.
- > We create communities that are safe and peaceful. Our residents are part of their neighborhood and society as a whole. We would welcome any of our residents to our neighborhood. We are proud of the communities we help create. Any employee of the Housing Authority would live in the housing we build and manage.
- > We believe that people should be able to choose the neighborhood and housing that best meet their individual needs, and that those needs evolve and change. We work

hard to appreciate and support our residents throughout the evolution of their life's circumstances.

- > We are deserving of the public's support and confidence for the resources they entrust in our agency. We understand that resources are finite and that our housing developments and services must be economically sustainable.
- > We respect all individuals whether resident or employee. Our work culture responds to individual needs and the benefit of the whole. We are respectful and fair. We listen to everyone associated with our efforts.
- > While housing is a foundation, it is not enough to simply have a roof over one's head. We support to the best of our abilities the lives of our residents with excellent programs in service to their individual growth and the welfare of our society. We empower. We offer choices.

HACSL is an award-winning agency with numerous recognitions from the National Association of Housing and Redevelopment Officials (NAHRO), the Department of Housing and Urban Development, and others. Since the inception in 1990 of the performance measurements by HUD's Public Housing Assessment System (PHAS), HACSL has received High Performer status.

HACSL is a full service housing authority that assists individuals, families, elderly, physically and mentally disabled residents who are low income. HACSL has constructed or acquired 626 public housing units serving over 1,300 individuals and families in Salt Lake County. HACSL also provides housing assistance to over 2100 households through the Section 8 Housing Choice Voucher program. In addition, we have over 450 units that serve low-income and special needs populations and 300 rental subsidies for populations that face many barriers to housing such as formerly homeless, youth aging out of foster care, and individuals with refugee status.