

<b>PHA 5-Year and Annual Plan</b>	<b>U.S. Department of Housing and Urban Development Office of Public and Indian Housing</b>	<b>OMB No. 2577-0226 Expires 4/30/2011</b>
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<b>1.0</b>	<b>PHA Information</b> PHA Name: <u>Quincy Housing Authority</u> PHA Code: <u>IL 016</u> PHA Type: <input type="checkbox"/> Small <input type="checkbox"/> High Performing <input checked="" type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): <u>01/01/2011</u>																														
<b>2.0</b>	<b>Inventory</b> (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: <u>414</u> Number of HCV units: <u>220</u>																														
<b>3.0</b>	<b>Submission Type</b> <input type="checkbox"/> 5-Year and Annual Plan <input checked="" type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only																														
<b>4.0</b>	<b>PHA Consortia</b> <input type="checkbox"/> PHA Consortia: (Check box if submitting a joint Plan and complete table below.)																														
	<table border="1"> <thead> <tr> <th rowspan="2">Participating PHAs</th> <th rowspan="2">PHA Code</th> <th rowspan="2">Program(s) Included in the Consortia</th> <th rowspan="2">Programs Not in the Consortia</th> <th colspan="2">No. of Units in Each Program</th> </tr> <tr> <th>PH</th> <th>HCV</th> </tr> </thead> <tbody> <tr> <td>PHA 1:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>PHA 2:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>PHA 3:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	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:									
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:																															
<b>5.0</b>	<b>5-Year Plan.</b> Complete items 5.1 and 5.2 only at 5-Year Plan update.																														
<b>5.1</b>	<b>Mission.</b> 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: <i>See attached</i>																														
<b>5.2</b>	<b>Goals and Objectives.</b> 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. <i>See attached</i>																														
<b>6.0</b>	<b>PHA Plan Update</b> (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: <b><i>Due to ARRA Stimulus funding.</i></b> (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. <b><i>Available at 540 Harrison St., Quincy, IL</i></b>																														
<b>7.0</b>	<b>Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers.</b> <i>Include statements related to these programs as applicable.</i>																														
<b>8.0</b>	<b>Capital Improvements.</b> Please complete Parts 8.1 through 8.3, as applicable.																														
<b>8.1</b>	<b>Capital Fund Program Annual Statement/Performance and Evaluation Report.</b> As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> , form HUD-50075.1, for each current and open CFP grant and CFFP financing. <b><i>See attached 2011 Annual Plan; 2010 Performance and Evaluation Report; 2009 Stimulus Performance and Evaluation Report; 2009 Performance and Evaluation Report; and 2008 Performance and Evaluation Report</i></b>																														
<b>8.2</b>	<b>Capital Fund Program Five-Year Action Plan.</b> As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i> , form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan. <b><i>See attached 2011-2015 Five-Year Action Plan</i></b>																														
<b>8.3</b>	<b>Capital Fund Financing Program (CFFP).</b> <input type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements.																														
<b>9.0</b>	<b>Housing Needs.</b> 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. <b><i>See attached</i></b>																														
<b>9.1</b>	<b>Strategy for Addressing Housing Needs.</b> 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. <b>Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.</b> <b><i>See attached</i></b>																														

<b>10.0</b>	<p><b>Additional Information.</b> Describe the following, as well as any additional information HUD has requested.</p> <p>(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. <i>See attached</i></p> <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification" <i>See attached</i></p>
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<b>11.0</b>	<p><b>Required Submission for HUD Field Office Review.</b> 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. <b>Note:</b> Faxed copies of these documents will not be accepted by the Field Office.</p> <p>(a) Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i> (which includes all certifications relating to Civil Rights)</p> <p>(b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only)</p> <p>(c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only)</p> <p>(d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only)</p> <p>(e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (PHAs receiving CFP grants only)</p> <p>(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.</p> <p>(g) Challenged Elements</p> <p>(h) Form HUD-50075.1, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only)</p> <p>(i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (PHAs receiving CFP grants only)</p>
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**11.0**

- (f) RAB had no comments
- (g) No elements of Agency Plan were challenged.

**CARBON MONOXIDE DETECTOR UPDATE**

The Quincy Housing Authority completed installations of carbon monoxide detectors January 2007.

## **5.1 Mission**

The Quincy Housing Authority is committed to excellence in providing quality housing and an environment which will ensure all Residents opportunity, access to resources, and the expectation that our communities will be a safe, secure place to live and realize their potential.

To achieve the mission statement we will:

- Recognize Residents as our ultimate customer;
- Improve Authority management and service delivery efforts through effective and efficient management of Authority staff;
- Seek problem-solving partnerships with Residents, community, and government leadership; and
- Apply limited Authority resources to the effective and efficient management and operation of public housing programs

## **5.2 Goals**

### **Increase the availability of decent, safe, and affordable housing.**

Goal: Expand the supply of assisted housing

Objectives:

Acquire or build units or developments

Goal: Improve the quality of assisted housing

Objectives:

Renovate or modernize public housing units:

### **Improve community quality of life and economic vitality**

Goal: Provide an improved living environment

Objectives:

Implement public housing security improvements:

### **Ensure Equal Opportunity in Housing for all Americans**

Goal: Ensure equal opportunity and affirmatively further fair housing

Objectives:

Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:

Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:

### **Other Goals and Objectives:**

- A. Providing decent, safe and affordable housing in your community.
- B. Ensuring equal opportunity in housing for everyone.
- C. Promoting self-sufficiency and asset development of financially disadvantaged families and individuals.
- D. Improving community quality of life and economic vitality.
- E. Increase resident participation through resident council and/or advisory committee.
- F. To provide timely response to resident request for maintenance problems.
- G. To return vacated units with new residents in 20 days.
- H. To continue to enforce our "One Strike" policies for residents and applicants.
- I. To improve and/or maintain our financial stability through aggressive rent collections and improved reserve position.

<b>Part I: Summary</b>						
<b>PHA Name:</b> Quincy Housing Authority		<b>Grant Type and Number</b> Capital Fund Date of CFFP Program Grant No: <u>IL06P016501-11</u>			<b>Replacement Housing Factor Grant No:</b>	<b>FFY of Grant:</b> <u>2011</u> <b>FFY of Grant Approval:</b>
<b>Type of Grant</b> <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:    ) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>		
		Original	Revised <sup>2</sup>	Obligated	Expended	
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	153,000.00				
3	1408 Management Improvements	45,000.00				
4	1410 Administration (may not exceed 10% of line 21)	76,546.00				
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	20,600.00				
8	1440 Site Acquisition					
9	1450 Site Improvement	60,000.00				
10	1460 Dwelling Structures	215,012.90				
11	1465.1 Dwelling Equipment—Nonexpendable					
12	1470 Non-dwelling Structures					
13	1475 Non-dwelling Equipment					
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities <sup>4</sup>					
18a	1501 Collateralization or Debt Service paid by the PHA					
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	194,987.10				
19	1502 Contingency (may not exceed 8% of line 20)					
20	Amount of Annual Grant: (sum of lines 2-19)	765,146.00				
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					

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

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

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

Part I: Summary					
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: IL06PQ16501-11		Replacement Housing Factor Grant No:	
				FFY of Grant: 2011 FFY of Grant Approval:	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: ) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
Signature of Executive Director <i>Jerry Able</i>		Date 9/29/10		Signature of Public Housing Director Date	

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-11 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2011</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
HA Wide	Housing Operations	1406	20%	153,000.00				
Operations	<b>Subtotal</b>			<b>153,000.00</b>				
HA Wide	Community policing	1408	100%	45,000.00				
Management Improvements	<b>Subtotal</b>			<b>45,000.00</b>				
HA Wide	A. MOD Coordinator	1410	100%	47,000.00				
Administrative Cost	B. Partial salary & benefits of staff involved in CFP	1410	4%	29,546.00				
	<b>Subtotal</b>			<b>76,546.00</b>				
HA Wide	A. A/E services	1430	100%	15,600.00				
Fees & Cost	B. Consulting Services	1430	100%	5,000.00				
	<b>Subtotal</b>			<b>20,600.00</b>				
IL 16-1	A. Site improvements	1450	20%	25,000.00				
Indian Hills	B. Upgrade electrical distribution system	1460	Site	144,000.00				
	<b>Subtotal</b>			<b>169,000.00</b>				
IL 16-2	A. Site improvements	1450	20%	10,000.00				
Frederick Ball	B. Upgrade electrical distribution system	1460	Site	71,012.90				
	<b>Subtotal</b>			<b>81,012.90</b>				

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-11 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2011</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sub>2</sub>	Funds Expended <sub>2</sub>	
IL 16-3 Scattered Sites	Site improvements	1450	20%	15,000.00				
	<b>Subtotal</b>			<b>15,000.00</b>				
IL 16-4 Lampe Hi-Rise	Site improvements	1450	20%	10,000.00				
	<b>Subtotal</b>			<b>10,000.00</b>				
HA Wide	Automatic Debt Service	9000	LS	194,987.10				
	<b>Subtotal</b>			<b>194,987.10</b>				
	<b>Grand Total</b>			<b>765,146.00</b>				

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Quincy Housing Authority					Federal FFY of Grant: 2011
Development Number Name/PHA-Wide Activities		All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	Reasons for Revised Target Dates <sup>1</sup>
IL 16-1, Indian Hills	12/31/2013		12/31/2015		
IL 16-2, Frederick Ball	12/31/2013		12/31/2015		
IL 16-3, Scattered Sites	12/31/2013		12/31/2015		
IL 16-4, Lampe Hi-Rise	12/31/2013		12/31/2015		
HA Wide	12/31/2013		12/31/2015		

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

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

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

<b>Part I: Summary</b>						
PHA Name/Number Quincy Housing Authority, IL 016		Locality (City/County & State) Quincy/Adams/Illinois			<input type="checkbox"/> Original 5-Year Plan <input checked="" type="checkbox"/> Revision No: 1	
A.	Development Number and Name	Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012	Work Statement for Year 3 FFY 2013	Work Statement for Year 4 FFY 2014	Work Statement for Year 5 FFY 2015
B.	Physical Improvements Subtotal	Annual Statement	275,137.90	275,512.90	276,137.90	271,762.90
C.	Management Improvements		45,000.00	45,000.00	45,000.00	45,000.00
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		76,546.00	76,546.00	76,546.00	76,546.00
F.	Other		20,600.00	20,600.00	20,600.00	20,600.00
G.	Operations		153,000.00	153,000.00	153,000.00	153,000.00
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service		194,862.10	194,487.10	193,862.10	198,237.10
K.	Total CFP Funds		765,146.00	765,146.00	765,146.00	765,146.00
L.	Total Non-CFP Funds					
M.	Grand Total		765,146.00	765,146.00	765,146.00	765,146.00

<b>Part I: Summary (Continuation)</b>						
PHA Name/Number Quincy Housing Authority, IL 016		Locality (City/County & State) Quincy/Adams/Illinois			<input type="checkbox"/> Original 5-Year Plan <input checked="" type="checkbox"/> Revision No: 1	
A.	Development Number and Name	Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012	Work Statement for Year 3 FFY 2013	Work Statement for Year 4 FFY 2014	Work Statement for Year 5 FFY 2015
		Annual Statement				
	IL 16-1, Indian Hills		197,310.00	25,000.00	236,637.90	247,262.90
	IL 16-2, Frederick Ball		52,827.90	122,922.00	15,000.00	24,500.00
	IL 16-3, Scattered Sites		15,000.00	52,590.90	12,500.00	
	IL 16-4, Lampe Hi-Rise		10,000.00	75,000.00	12,000.00	
	HA Wide Debt Service		194,862.10	194,487.10	193,862.10	198,237.10









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

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

<b>Part I: Summary</b>						
<b>PHA Name:</b> Quincy Housing Authority		<b>Grant Type and Number</b> Capital Fund Date of CFFP Program Grant No: IL06P016501-10 Replacement Housing Factor Grant No:			<b>FFY of Grant:</b> <u>2010</u> <b>FFY of Grant Approval:</b> <u>2010</u>	
<b>Type of Grant</b> <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: ) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>		
		Original	Revised <sup>2</sup>	Obligated	Expended	
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	153,000.00		0.00	0.00	
3	1408 Management Improvements	45,000.00		0.00	0.00	
4	1410 Administration (may not exceed 10% of line 21)	76,146.00		0.00	0.00	
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	20,000.00		0.00	0.00	
8	1440 Site Acquisition					
9	1450 Site Improvement	25,000.00		0.00	0.00	
10	1460 Dwelling Structures	211,612.90		0.00	0.00	
11	1465.1 Dwelling Equipment—Nonexpendable	40,000.00		0.00	0.00	
12	1470 Non-dwelling Structures					
13	1475 Non-dwelling Equipment					
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities <sup>4</sup>					
18a	1501 Collateralization or Debt Service paid by the PHA					
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	194,387.10		0.00	0.00	
19	1502 Contingency (may not exceed 8% of line 20)					
20	Amount of Annual Grant: (sum of lines 2-19)	765,146.00		0.00	0.00	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					

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

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

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

Part I: Summary					
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: IL06P016501-10		Replacement Housing Factor Grant No:	
				FFY of Grant: 2010	
				FFY of Grant Approval: 2010	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no: )	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010					
<input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
Signature of Executive Director		Date		Signature of Public Housing Director	
<i>Jessy Ellis</i>		<i>9/29/10</i>			

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-10 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2010</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
HA Wide	Housing Operations	1406	20%	153,000.00		0.00	0.00	0% Completed
Operations	<b>Subtotal</b>			<b>153,000.00</b>		<b>0.00</b>	<b>0.00</b>	
HA Wide	Community policing	1408	100%	45,000.00		0.00	0.00	0% Completed
Management Improvements	<b>Subtotal</b>			<b>45,000.00</b>		<b>0.00</b>	<b>0.00</b>	
HA Wide	A. MOD Coordinator	1410	100%	47,000.00		0.00	0.00	0% Completed
Administrative Cost	B. Partial salary & benefits of staff involved in CFP	1410	4%	29,146.00		0.00	0.00	0% Completed
	<b>Subtotal</b>			<b>76,146.00</b>		<b>0.00</b>	<b>0.00</b>	
HA Wide	A. A/E services	1430	100%	15,000.00		0.00	0.00	0% Completed
Fees & Cost	B. Consulting Services	1430	100%	5,000.00		0.00	0.00	0% Completed
	<b>Subtotal</b>			<b>20,000.00</b>		<b>0.00</b>	<b>0.00</b>	
IL 16-1	A. Replace appliances	1465.1	25 Pair	20,000.00		0.00	0.00	0% Completed
Indian Hills	B. Replace apartment water lines	1460	200 Units	169,970.00		0.00	0.00	0% Completed
	C. Replace sidewalks	1450	2000 SF	10,000.00		0.00	0.00	0% Completed
	<b>Subtotal</b>			<b>199,970.00</b>		<b>0.00</b>	<b>0.00</b>	
IL 16-2	A. Replace appliances	1465.1	6 Pair	4,800.00		0.00	0.00	0% Completed
Frederick Ball	B. Replace apartment water lines	1460	49 Units	41,642.90		0.00	0.00	0% Completed
	C. Replace sidewalks	1450	1000 SF	5,000.00		0.00	0.00	0% Completed
	<b>Subtotal</b>			<b>51,442.90</b>		<b>0.00</b>	<b>0.00</b>	

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

<b>Part II: Supporting Pages</b>										
PHA Name: Quincy Housing Authority			Grant Type and Number Capital Fund Program Grant No: IL06P016501-10 Replacement Housing Factor Grant No:			CFPP (Yes/ No): No			Federal FFY of Grant: <b>2010</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work		
				Original	Revised <sup>1</sup>	Funds Obligated <sub>2</sub>	Funds Expended <sub>2</sub>			
IL 16-3 Scattered Sites	A. Replace sidewalks	1450	1,000 SF	5,000.00		0.00	0.00	0% Completed		
	B. Replace appliances	1465.1	7 Pair	5,600.00		0.00	0.00	0% Completed		
	<b>Subtotal</b>			<b>10,600.00</b>		<b>0.00</b>	<b>0.00</b>			
IL 16-4 Lampe Hi-Rise	A. Replace sidewalks	1450	1,000 SF	5,000.00		0.00	0.00	0% Completed		
	B. Replace appliances	1465.1	12 Pair	9,600.00		0.00	0.00	0% Completed		
	<b>Subtotal</b>			<b>14,600.00</b>		<b>0.00</b>	<b>0.00</b>			
HA Wide	Automatic Debt Service	9000	LS	194,387.10		0.00	0.00	0% Completed		
	<b>Subtotal</b>			<b>194,387.10</b>		<b>0.00</b>	<b>0.00</b>			
	<b>Grand Total</b>			<b>765,146.00</b>		<b>0.00</b>	<b>0.00</b>			

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Quincy Housing Authority					Federal FFY of Grant: 2010
Development Number Name/PHA-Wide Activities		All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	Reasons for Revised Target Dates <sup>1</sup>
IL 16-1, Indian Hills	12/31/2012		12/31/2014		
IL 16-2, Frederick Ball	12/31/2012		12/31/2014		
IL 16-3, Scattered Sites	12/31/2012		12/31/2014		
IL 16-4, Lampe Hi-Rise	12/31/2012		12/31/2014		
HA Wide	12/31/2012		12/31/2014		

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

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

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

<b>Part I: Summary</b>					
<b>PHA Name:</b> Quincy Housing Authority		<b>Grant Type and Number</b> Capital Fund Date of CFFP Program Grant No: <u>IL06S016501-09</u>		Replacement Housing Factor Grant No:	
				<b>FFY of Grant:</b> <u>2009</u>	
				<b>FFY of Grant Approval:</b> <u>2009</u>	
<b>Type of Grant</b>					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010		<input checked="" type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	40,845.90		40,845.90	40,845.90
8	1440 Site Acquisition				
9	1450 Site Improvement	414,242.00		414,242.00	414,242.00
10	1460 Dwelling Structures	521,805.10		521,805.10	521,805.10
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities <sup>4</sup>				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	976,893.00		976,893.00	976,893.00
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

<sup>1</sup> To be completed for the Performance and Evaluation Report.

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

<sup>3</sup> PHAs with under 250 units in management may use 100% of CFP Grants for operations.

<sup>4</sup> RHF funds shall be included here.

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

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

<b>Part I: Summary</b>					
PIHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>1L06S016501-09</u>		Replacement Housing Factor Grant No:  FFY of Grant: <u>2009</u> FFY of Grant Approval: <u>2009</u>	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010 <input checked="" type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
Signature of Executive Director <i>Jay Dille</i>		Date <i>9/29/10</i>		Signature of Public Housing Director  Date	

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06S016501-09 Replacement Housing Factor Grant No:			CFFP (Yes/No): No		Federal FFY of Grant: <b>2009</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sub>2</sub>	Funds Expended <sub>2</sub>	
HA Wide	A. A/E Services	1430	100%	35,845.90		35,845.90	35,845.90	Completed
Fees & Cost	B. Consulting Services	1430	100%	5,000.00		5,000.00	5,000.00	Completed
	<b>Sub total</b>			<b>40,845.90</b>		<b>40,845.90</b>	<b>40,845.90</b>	
IL 16-1, Indian Hills	Reroof existing buildings	1460	32 Bldg	451,290.00		451,290.00	451,290.00	Completed
	<b>Sub total</b>			<b>451,290.00</b>		<b>451,290.00</b>	<b>451,290.00</b>	
IL 16-2	Reroof existing buildings	1460	8 Bldg	70,515.10		70,515.10	70,515.10	Completed
Frederick Ball	<b>Sub total</b>			<b>70,515.10</b>		<b>70,515.10</b>	<b>70,515.10</b>	
IL 16-3, 29 <sup>th</sup> Street	Replace sanitary and storm sewer lines and domestic water lines	1450	42 Units	285,830.00		285,830.00	285,830.00	Completed
	Resurface and extend existing parking lot	1450	1 Site	128,412.00		128,412.00	128,412.00	Completed
	<b>Sub total</b>			<b>414,242.00</b>		<b>414,242.00</b>	<b>414,242.00</b>	
	<b>Grand Total</b>			<b>976,893.00</b>		<b>976,893.00</b>	<b>976,893.00</b>	

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Quincy Housing Authority					Federal FFY of Grant: 2009
		IL06S016501-09			
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates <sup>1</sup>
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
HA Wide	3/17/2010	7/31/2009	3/17/2012	6/30/2010	
IL 16-1, Indian Hills	3/17/2010	7/31/2009	3/17/2012	6/30/2010	
IL 16-2, Frederick Ball	3/17/2010	7/31/2009	3/17/2012	6/30/2010	
IL 16-3, 29 <sup>th</sup> Street	3/17/2010	7/31/2009	3/17/2012	6/30/2010	

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

<b>Part I: Summary</b>						
<b>PHA Name:</b> Quincy Housing Authority		<b>Grant Type and Number</b> Capital Fund Date of CFFP Program Grant No: <u>IL06P016501-09</u>			<b>Replacement Housing Factor Grant No:</b>	<b>FFY of Grant:</b> <u>2009</u> <b>FFY of Grant Approval:</b> <u>2009</u>
<b>Type of Grant</b> <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>		
		Original	Revised <sup>2</sup>	Obligated	Expended	
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	153,545.60	153,545.60	153,545.60	76,772.80	
3	1408 Management Improvements	45,000.00	45,000.00	45,000.00	4,156.55	
4	1410 Administration (may not exceed 10% of line 21)	76,773.00	76,773.00	76,773.00	0.00	
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	20,000.00	20,000.00	20,000.00	0.00	
8	1440 Site Acquisition					
9	1450 Site Improvement		20,000.00	0.00	0.00	
10	1460 Dwelling Structures	274,341.05	214,341.05	0.00	0.00	
11	1465.1 Dwelling Equipment—Nonexpendable		40,000.00	0.00	0.00	
12	1470 Non-dwelling Structures					
13	1475 Non-dwelling Equipment					
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities <sup>4</sup>					
18a	1501 Collateralization or Debt Service paid by the PHA					
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	198,068.35	198,068.35	198,068.35	0.00	
19	1502 Contingency (may not exceed 8% of line 20)					
20	Amount of Annual Grant: (sum of lines 2-19)	767,728.00	767,728.00	493,386.95	80,929.35	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					

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

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

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

<b>Part I: Summary</b>					
PIHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>IL06P016501-09</u>		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2009</u>	
				FFY of Grant Approval: <u>2009</u>	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010		<input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
Signature of Executive Director <i>Jerry Bell</i>		Date <i>9/29/10</i>		Signature of Public Housing Director	
				Date	

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-09 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2009</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sub>2</sub>	Funds Expended <sub>2</sub>	
HA Wide Operations	Housing Operations	1406	20%	153,545.60	153,545.60	153,545.60	76,772.80	50% Complete
	<b>Subtotal</b>			<b>153,545.60</b>	<b>153,545.60</b>	<b>153,545.60</b>	<b>76,772.80</b>	
HA Wide Management Improvements	Community policing	1408	100%	45,000.00	45,000.00	45,000.00	4,156.55	9% Complete
	<b>Subtotal</b>			<b>45,000.00</b>	<b>45,000.00</b>	<b>45,000.00</b>	<b>4,156.55</b>	
HA Wide Administrative Cost	A. MOD Coordinator	1410	100%	47,000.00	47,000.00	47,000.00	0.00	0% Complete
	B. Partial salary & benefits of staff involved in CFP	1410	4%	29,773.00	29,773.00	29,773.00	0.00	0% Complete
	<b>Subtotal</b>			<b>76,773.00</b>	<b>76,773.00</b>	<b>76,773.00</b>	<b>0.00</b>	
HA Wide Fees & Cost	A. A/E services	1430	100%	15,000.00	15,000.00	15,000.00	0.00	0% Complete
	B. Consulting Services	1430	100%	5,000.00	5,000.00	5,000.00	0.00	0% Complete
	<b>Subtotal</b>			<b>20,000.00</b>	<b>20,000.00</b>	<b>20,000.00</b>	<b>0.00</b>	
IL 16-1	A. Lead base paint risk assessments	1460	200 Units	76,300.00	0.00	0.00	0.00	Not an issue
	B. Replace sidewalks	1450	3000 SF	0.00	15,000.00	0.00	0.00	0% Complete
	C. Replace appliances	1465.1	13 Pair	0.00	10,400.00	0.00	0.00	0% Complete
	<b>Subtotal</b>			<b>76,300.00</b>	<b>25,400.00</b>	<b>0.00</b>	<b>0.00</b>	

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-09 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2009</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sub>2</sub>	Funds Expended <sub>2</sub>	
IL 16-2	A. Lead base paint risk assessments	1460	49 Units	18,700.00	0.00	0.00	0.00	Not an issue
	B. Replace sidewalks	1450	1000 SF	0.00	5,000.00	0.00	0.00	0% Complete
	C. Replace appliances	1465.1	7 Pair	0.00	5,600.00	0.00	0.00	0% Complete
	<b>Subtotal</b>			<b>18,700.00</b>	<b>10,600.00</b>	<b>0.00</b>	<b>0.00</b>	
IL 16-3	A. Replace heating furnaces	1460	14 Units	0.00	35,000.00	0.00	0.00	0% Complete
	B. Replace appliances	1465.1	30 Pair	0.00	24,000.00	0.00	0.00	0% Complete
	<b>Subtotal</b>			<b>0.00</b>	<b>59,000.00</b>	<b>0.00</b>	<b>0.00</b>	
IL 16-4	Remodel entryway at community room	1460	1 Bldg	60,000.00	60,000.00	0.00	0.00	0% Complete
	Install security cameras on all floors	1460	1 Bldg	119,341.05	119,341.05	0.00	0.00	0% Complete
	<b>Subtotal</b>			<b>179,341.05</b>	<b>179,341.05</b>	<b>0.00</b>	<b>0.00</b>	
HA Wide	Automatic Debt Service	9000	LS	198,068.35	198,068.35	198,068.35	0.00	0% Complete
	<b>Subtotal</b>			<b>198,068.35</b>	<b>198,068.35</b>	<b>198,068.35</b>	<b>0.00</b>	
	<b>Grand Total</b>			<b>767,728.00</b>	<b>767,728.00</b>	<b>493,386.95</b>	<b>80,929.35</b>	

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Quincy Housing Authority					Federal FFY of Grant: 2009
		IL06P016501-09			
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates <sup>1</sup>
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
IL 16-1	9/14/2011		9/14/2013		
IL 16-2	9/14/2011		9/14/2013		
IL 16-3	9/14/2011		9/14/2013		
IL 16-4	9/14/2011		9/14/2013		
HA Wide	9/14/2011		9/14/2013		

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

<b>Part I: Summary</b>						
<b>PHA Name:</b> Quincy Housing Authority		<b>Grant Type and Number</b> Capital Fund Date of CFFP Program Grant No: IL06P016501-08 Replacement Housing Factor Grant No:			<b>FFY of Grant:</b> 2008 <b>FFY of Grant Approval:</b> 2008	
<b>Type of Grant</b> <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>		
		Original	Revised <sup>2</sup>	Obligated	Expended	
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	154,351.60	154,351.60	154,351.60	154,351.60	
3	1408 Management Improvements	45,000.00	45,000.00	45,000.00	45,000.00	
4	1410 Administration (may not exceed 10% of line 21)	77,176.00	76,056.00	76,056.00	38,028.00	
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	30,000.00	23,076.12	23,076.12	23,076.12	
8	1440 Site Acquisition					
9	1450 Site Improvement	0.00	54,561.62	54,561.62	35,018.24	
10	1460 Dwelling Structures	268,805.80	210,414.24	210,414.24	0.00	
11	1465.1 Dwelling Equipment—Nonexpendable	0.00	11,873.82	11,873.82	0.00	
12	1470 Non-dwelling Structures					
13	1475 Non-dwelling Equipment					
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities <sup>4</sup>					
18a	1501 Collateralization or Debt Service paid by the PHA					
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	196,424.60	196,424.60	196,424.60	196,424.60	
19	1502 Contingency (may not exceed 8% of line 20)					
20	Amount of Annual Grant: (sum of lines 2-19)	771,758.00	771,758.00	771,758.00	491,898.56	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					

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

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

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

<b>Part I: Summary</b>					
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>IL06P016501-08</u>		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2008</u>	
				FFY of Grant Approval: <u>2008</u>	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 6/30/2010					
<input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
Signature of Executive Director <i>Jerry Adelle</i>		Date <i>9/29/10</i>		Signature of Public Housing Director	
				Date	

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-08 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2008</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
HA Wide	Housing Operations	1406	20%	154,351.60	154,351.60	154,351.60	154,351.60	Completed
Operations	<b>Subtotal</b>			<b>154,351.60</b>	<b>154,351.60</b>	<b>154,351.60</b>	<b>154,351.60</b>	
HA Wide	Community policing	1408	100%	45,000.00	45,000.00	45,000.00	45,000.00	Completed
Management	<b>Subtotal</b>			<b>45,000.00</b>	<b>45,000.00</b>	<b>45,000.00</b>	<b>45,000.00</b>	
HA Wide	A. MOD Coordinator	1410	100%	47,000.00	47,000.00	47,000.00	38,028.00	81% Completed
Administrative Cost	B. Partial salary & benefits of staff involved in CFP	1410	4%	30,176.00	29,056.00	29,056.00	0.00	0% Completed
	<b>Subtotal</b>			<b>77,176.00</b>	<b>76,056.00</b>	<b>76,056.00</b>	<b>38,028.00</b>	
HA Wide	A. A/E services	1430	100%	23,000.00	23,076.12	23,076.12	23,076.12	0% Completed
Fees & Cost	B. Consulting Services	1430	100%	7,000.00	0.00	0.00	0.00	Delete
	<b>Subtotal</b>			<b>30,000.00</b>	<b>23,076.12</b>	<b>23,076.12</b>	<b>23,076.12</b>	
IL 16-1, Indian Hills	A. Reroof existing buildings	1460	32 Bldg	268,805.80	0.00	0.00	0.00	Delete
	B. Expand playground	1450	3 Sys	0.00	29,286.98	29,286.98	29,286.98	Completed
	C. Replace sidewalks	1450	1100 SF	0.00	5,149.00	5,149.00	5,149.00	Completed
	D. Install stoup handrails	1460	7 units	0.00	4,624.24	4,624.24	0.00	0% Completed
	E. Replace floor tile	1460	1 Unit	0.00	1,354.00	1,354.00	0.00	0% Completed
	F. Replace DHW heaters	1460	200 EA	0.00	125,616.00	125,616.00	0.00	0% Completed
	H. Replace refrigerators	1465.1	24	0.00	4556.10	4556.10	0.00	0% Completed
	<b>Subtotal</b>			<b>268,805.80</b>	<b>170,586.32</b>	<b>170,586.32</b>	<b>34,435.98</b>	

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

<b>Part II: Supporting Pages</b>								
PHA Name: Quincy Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P016501-08 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: <b>2008</b>	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
IL 16-2	A. Refurbish playground	1450	1 Sys	0.00	10,000.00	10,000.00	582.26	23% Completed
Frederick Ball	B. Replace sidewalks	1450	500 SF	0.00	2,500.00	2,500.00	0.00	0% Completed
	C. Replace DHW heaters	1460	49 EA	0.00	30,776.00	30,776.00	0.00	0% Completed
	D. Replace refrigerator	1465.1	31 EA	0.00	5,884.92	5,884.92	0.00	0% Completed
	<b>Subtotal</b>			<b>0.00</b>	<b>49,160.92</b>	<b>49,160.92</b>	<b>582.26</b>	
IL 16-3	A. Tree removal	1450	1 EA	0.00	1,725.00	1,725.00	0.00	0% Completed
Scattered Sites	B. Complete sanitary line replacement	1450	85 LF	0.00	5,900.64	5,900.64	0.00	0% Completed
	C. Replace refrigerator	1465.1	4 EA	0.00	1,432.80	1,432.80	0.00	0% Completed
	<b>Subtotal</b>			<b>0.00</b>	<b>9,058.44</b>	<b>9,058.44</b>	<b>0.00</b>	
IL 16-4	Replace security cameras	1460	1 Sys	0.00	48,044.00	48,044.00	0.00	0% Completed
Lampe Hi-Rise	<b>Subtotal</b>			<b>0.00</b>	<b>48,044.00</b>	<b>48,044.00</b>	<b>0.00</b>	
HA Wide	Automatic Debt Service	9000	LS	196,424.60	196,424.60	196,424.60	196,424.60	Completed
	<b>Subtotal</b>			<b>196,424.60</b>	<b>196,424.60</b>	<b>196,424.60</b>	<b>196,424.60</b>	
	<b>Grand Total</b>			<b>771,758.00</b>	<b>771,758.00</b>	<b>771,758.00</b>	<b>491,898.56</b>	

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

<sup>2</sup> To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Quincy Housing Authority					Federal FFY of Grant: 2008
Development Number Name/PHA-Wide Activities		All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	Reasons for Revised Target Dates <sup>1</sup>
IL 16-1	6/12/2010	5/31/2010	6/12/2012		
IL 16-2	6/12/2010	5/31/2010	6/12/2012		
IL 16-3	6/12/2010	5/31/2010	6/12/2012		
IL 16-4	6/12/2010	5/31/2010	6/12/2012		
HA Wide	6/12/2010	5/31/2010	6/12/2012		

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

## 9.0 Statement of Housing Needs

### Housing Needs of Families in the Jurisdiction by Family Type

	Income % of AMI			Elderly	Families with Disabilities	Race/Ethnicity			
	<= 30%	>30% but <=50%	>50% but <80%			White	Black	Asian	Hispanic
Overall	799	364	87	296	266	1206	32	6	5
Affordability	5	5	2	4	5	5	5	5	5
Supply	5	5	2	5	5	5	5	5	5
Quality	5	4	2	5	5	5	5	5	5
Accessibility	3	3	2	4	5	3	3	3	3
Size	3	3	2	4	4	3	3	3	3
Location	2	2	2	5	5	2	2	2	2

Sources of information the PHA used to conduct this analysis.

2005-2009 Consolidated Plan of the Jurisdiction

U.S. Census data: the 2006 Comprehensive Housing Affordability Strategy (“CHAS”) dataset

### Housing Needs of Families on the Public Housing Waiting List

	# of families	% of total families	Annual Turnover
Waiting list total	277		153
Extremely low income	251	91	
Very low income	22	8	
Low income	4	1	
Families with children	222	80	
Elderly families	38	14	
Families with Disabilities	17	6	
Race/ethnicity White	219	79	
Race/ethnicity Black	58	21	
Race/ethnicity Asian			
Characteristics by Bedroom Size			
1 BR	140	51	75
2 BR	35	13	55
3 BR	57	21	18
4 BR	41	15	5
5 BR	4	1	
The waiting list is open			

### Housing Needs of Families on the Section 8 tenant-based assistance Waiting List

	# of families	% of total families	Annual Turnover
Waiting list total	230		10
Extremely low income	226	98.3	
Very low income	3	1.3	
Low income	1	.4	
Families with children	205	89	
Elderly families	32	14	
Families with Disabilities	74	32	
Race/ethnicity White	175	76.1	
Race/ethnicity Black	51	22.2	
Race/ethnicity Asian	1	.4	
Race/ethnicity	3	1.3	
The waiting list is open			

## **9.0 Housing Needs**

### **9.1 Strategy for Addressing Needs**

**QHA will maximize the number of affordable units available to the QHA within its current resources by:**

Employing effective maintenance and management policies to minimize the number of public housing units off-line

Reducing turnover time for vacated public housing units

Reducing time to renovate public housing units

Maintaining or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction

Maintaining or increasing section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration

Maintaining or increasing section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program

**QHA will:**

Target available assistance to families at or below 30 % of AMI by adopting rent policies to support and encourage work

Target available assistance to families at or below 50% of AMI by employing admissions preferences aimed at families who are working, and adopting rent policies to support and encourage work

Target available assistance to Families with Disabilities: by carrying out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing

QHA will conduct activities to affirmatively further fair housing by marketing the section 8 program to owners outside of areas of poverty /minority concentrations.

The following factors influenced the QHA's selection of the strategies it will pursue:

Funding constraints, staffing constraints, Influence of the housing market on PHA programs, results of consultation with residents and the resident advisory board, and results of consultation with advocacy groups

## **10.0 a. Progress in meeting the 5-Year Plan Mission and Goals**

The QHA has been able to maintain its mission to promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination through the utilization of previous Capital funds and the proper application of our public housing policies.

We are continuing to address public housing vacancies very aggressively and our PHAS and SEMAP scores indicate that other operational issues are being positively addressed. In addition, the QHA received a mainstream award of 75 housing choice vouchers

Capital funds have been utilized to provide modernization of our properties and our FY 2011 application will continue that effort. The QHA is also, in the process of developing a Bond financed program using a portion of its CFP funds to reduce the debt service.

QHA has implemented local preferences to improve the living environment by addressing deconcentration, promoting income mixing, and improving security throughout our developments.

The implementation of a family pet policy has provided the opportunity for residents to enjoy pets within a regulated environment. In addition, QHA reinstated its Community Service program and each adult member of every household has been notified. New market value flat rents were implemented October 1, 2002, to replace previous flat/ceiling rents.

The QHA created and continues to facilitate self-sufficiency programs to improve resident employability as well as solicit support services for the elderly and families with disabilities.

We are confident that the QHA will be able to continue to meet and accommodate all our goals and objectives for FY 2011.

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

**The Quincy Housing Authority's (QHA) Definition of Substantial Deviation and Significant Amendment or Modification is as follows:**

**Substantial Deviation from the 5-year Plan:**

The Quincy Housing Authority's (PHA) Definition of Substantial Deviation and Significant Amendment or Modification is as follows:

- ⊕ changes to rent or admissions policies or organization of the waiting list;
- ⊕ additions of non-emergency work items (items not intended in the current 5-Year Action Plan) or change in use of replacement reserve funds under the Capital Fund; and
- ⊕ any change with regard to demolition or disposition, designation, homeownership programs or conversion activities.

**Significant Amendment or Modification to the Annual Plan:**

The Quincy Housing Authority's (PHA) Definition of Substantial Deviation and Significant Amendment or Modification is as follows:

- ⊕ changes to rent or admissions policies or organization of the waiting list;
- ⊕ additions of non-emergency work items (items not intended in the current Annual Statement) or change in use of replacement reserve funds under the Capital Fund; and
- ⊕ any change with regard to demolition or disposition, designation, homeownership programs or conversion activities.

## **Violence Against Women Act (VAWA) Policy**

Title VI of the VAWA adds a new housing provision that establishes several categories of protected individuals. Under the law victims of domestic violence, dating violence, sexual assault, and stalking are granted protections and cannot be denied or terminated from housing or housing assistance because of activity that is directly related to domestic violence. 2005 VAWA Pub. L. 109-162; Stat. 2960 signed into law on January 5, 2006 and codified at 42 U.S.C. §1437d(l) and 1435f(d), (0) & 1 and (u)

### **1.0 Purpose**

The purpose of this Policy is to reduce domestic violence, dating violence, and stalking and to prevent homelessness by:

- (a) protecting the safety of victims;
- (b) creating long-term housing solutions for victims;
- (c) building collaborations among victim service providers; and
- (d) assisting QHA to respond appropriately to the violence while maintaining a safe environment for QHA, employees, tenants, applicants, Section 8 participants, program participants and others.

The policy will assist the Quincy Housing Authority (QHA) in providing rights under the Violence Against Women Act to its applicants, public housing residents, Section 8 participants and other program participants.

This Policy is incorporated into QHA's "Admission and Continued Occupancy Policy" and "Section 8 Administration Plan" and applies to all QHA housing programs.

### **2.0 Definitions**

The definitions in this Section apply only to this Policy.

- 2.1 **Confidentiality:** Means that QHA will not enter information provided to QHA by a victim alleging domestic violence into a shared database or provide this information to any related entity except as stated in 3.4
- 2.2 **Dating Violence:** Violence committed by a person (a) who is or has been in a social relationship of a romantic or intimate nature with the victim; and (b) where the existence of such relationship shall be determined based on a consideration of the following factors: (i) the length of the relationship; (ii) the type of relationship; (iii) the frequency of interaction between the persons involved in the relationship. 42 U.S.C. §1437d (u)(3)(A), § 13925.

- 2.3 Domestic Violence:** Felony or misdemeanor crimes of violence committed by a current or former spouse of the victim, committed by a person with whom the victim shares a child in common, committed by a person who is cohabitating with or has cohabitated with the victim as a spouse, committed by a person similarly situated to a spouse of the victim under the domestic or family violence laws of Illinois, or committed by any other person against an adult or youth victim who is protected from that person's acts under the domestic or family violence laws of Illinois. 42 U.S.C. §1437d(u)(3)(B), § 13925.
- 2.4 Immediate Family Member:** A spouse, parent, brother or sister, or child of a victim or an individual to whom the victim stands *in loco parentis*; or any other person living in the household of the victim and related to the victim by blood or marriage. 42 U.S.C. § 1437d(u)(3)(D), § 13925.
- 2.5 Perpetrator:** A person who commits an act of domestic violence, dating domestic violence or stalking against a victim.
- 2.6 Stalking:** (a) to follow, pursue or repeatedly commit acts with the intent to kill, injure, harass or intimidate the victim; (b) to place under surveillance with the intent to kill, injure, harass or intimidate the victim; (c) in the course of, or as a result of such following, pursuit, surveillance, or repeatedly committed acts, to place the victim in reasonable fear of the death of, or serious bodily injury to the victim; or (d) to cause substantial emotional harm to the victim, a member of the immediate family of the victim or the spouse or intimate partner of the victim. 42 U.S.C. §1437d(u)(3)(C), § 13925.
- 2.7 Bona Fide Claim:** A *bonafide* claim of domestic violence, dating violence or stalking must include incidents that meet the terms and conditions in the above definitions.
- 2.8 Victim:** Is a person who is the victim of domestic violence, dating violence, or stalking under this Policy and who has timely and completely completed the certification under 3.2 and 3.3 or as requested by QHA.

### **3.0 Certification and Confidentiality**

#### **3.1 Failure to Provide Certification Under 3.2 and 3.3**

The person claiming protection under VAWA shall provide complete and accurate certifications to QHA, owner or manager within 14 business days after the party requests in writing that the person completes the certifications. If the person does not provide a complete and accurate certification within the 14 business days, QHA, owner or manager may take action to deny or terminate participation or tenancy. 42 U.S.C. §14371 (5) & (6); 42 U.S.C. § 1437F(c)(9); 42 U.S.C. §1437f(d)(l)(B)(ii)&(iii); 42 U.S.C. §1437f(o)(7)(C)&(D); or 42 U.S.C. §1437f(o)(20) or for other good cause.

### **3.2 HUD Approved Certification**

For each incident that a person is claiming as abuse, the person shall certify to QHA, owner or manager their victim status by completing a HUD approved certification form. The person shall certify the date, time and description of the incidents, that the incidents are *bonafide* incidents of actual or threatened abuses and meet the requirements of VAWA and this Policy. The person shall provide information to identify the perpetrator including but not limited to the name and, if known, all alias names, date of birth, address, contact information such as postal, e-mail or internet address, telephone or facsimile number or other identification.

### **3.3 Confirmation of Certification**

A person who is claiming victim status shall provide to QHA, an owner or manager: (a) documentation signed by the victim and an employee, agent or volunteer of a victim service provider, an attorney, or a medical professional from whom the victim has sought assistance in addressing domestic violence, dating violence or stalking or the effects of the abuse, in which the professional attests under penalty of perjury (28 U.S.C. §1746) the professional's belief that the incident(s) in question are *bonafide* incidents of abuse; or (b) a federal, state, tribal, territorial, local police or court record.

### **3.4 Confidentiality**

QHA, the owner and managers shall keep all information provided to QHA under this Section confidential. QHA, owner and manager shall not enter the information into a shared database or provide to any related entity except to the extent that:

- (a) the victim request or consents to the disclosure in writing;
- (b) the disclosure is required for:
  - (i) eviction from public housing under 42 U.S.C. §1437 l(5)&(6)(See Section 4 in this Policy)
  - (ii) termination of Section 8 assistance under 42 U.S.C. §1437f(c)(9); 42 U.S.C. §1437f(d)(l)(B)(ii)&(iii); 42 U.S.C. §1437f (o)(7)(C)&(D); or 42 U.S.C. §1437f(o)(20)(See Section 4 in this Policy); or (c) the disclosure is required by applicable law.

### **4.0 Appropriate Basis for Denial of Admission, Assistance or Tenancy**

4.1 QHA shall not deny participation or admission to a program on the basis of a person's abuse status, if the person otherwise qualifies for admission of assistance.

4.2 An incident or incidents of actual or threatened domestic violence, dating violence, or stalking will not be a serious or repeated violation of the lease by the victim and shall not be good cause for denying to a victim admission to a program, terminating Section 8 assistance or occupancy rights, or evicting a tenant.

- 4.3 Criminal activity directly related to domestic violence, dating violence, or stalking engaged in by a member of a tenant's household or any guest or other person under the tenant's control shall not be cause for termination of assistance, tenancy, or occupancy rights if the tenant or an immediate member of the tenant's family is the victim of that domestic violence, dating violence or stalking.
- 4.4 Notwithstanding Sections 4.1, 4.2, and 4.2, QHA, an owner or manager may bifurcate a lease to evict, remove or terminate assistance to any individual who is a tenant or lawful occupant and who engages in criminal acts of physical violence against family members or others without evicting, removing, terminating assistance to or otherwise penalizing the victim of the violence who is also a tenant or lawful occupant. 42 U.S.C. §1437d(l)(6)(B)
- 4.5 Nothing in Sections 4.1, 4.2, and 4.3 shall limit the authority of QHA, an owner or manager, when notified, to honor court orders addressing rights of access to or control of the property, including civil protection orders issued to protect the victim and issued to address the distribution or possession of property among the household members when the family breaks up.
- 4.6 Nothing in Sections 4.1, 4.2, and 4.3 limits QHA, an owner or manager's authority to evict or terminate assistance to any tenant for any violation of lease not premised on the act or acts of violence against the tenant or a member of the tenant's household. However QHA, owner or manager may not hold a victim to a more demanding standard.
- 4.7 Nothing in Sections 4.1, 4.2, and 4.3 limits QHA, an owner or manager's authority to evict or terminate assistance, or deny admission to a program if the QHA, owner or manager can show an actual and imminent threat to other tenants, neighbors, guests, their employees, persons providing service to the property or others if the tenant family is not evicted or terminated from assistance or denied admission.
- 4.8 Nothing in Sections 4.1, 4.2, or 4.3 limits QHA, an owner or manager's authority to deny admission, terminate assistance or evict a person who engages in criminal acts including but not limited to acts of physical violence or stalking against family members or others.
- 4.9 A Section 8 recipient who moves out of an assisted dwelling unit to protect their health or safety and who: (a) is a victim under this Policy; (b) reasonably believes he or she was imminently threatened by harm from further violence if he or she remains in the unit; and (c) has complied with all other obligations of the Section 8 program may receive a voucher and move to another Section 8 jurisdiction.

## **5.0 Actions Against a Perpetrator**

The QHA may evict, terminate assistance, deny admission to a program or trespass a perpetrator from its property under this Policy. The victim shall take action to control or prevent the domestic violence, dating violence, or stalking. The action may include but is not limited to: (a) obtaining and enforcing a restraining or no contact order or order for protection against the perpetrator; (b) obtaining and enforcing a trespass against the perpetrator; (c) enforcing QHA or law enforcement's trespass of the perpetrator; (d) preventing the delivery of the perpetrator's mail to the victim's unit; (e) providing identifying information listed in 3.2; and (f) other reasonable measures.

## **6.0 QHA Right to Terminate Housing and Housing Assistance Under this Policy**

6.1 Nothing in this Policy will restrict the QHA, owner or manager's right to terminate tenancy for lease violations by a resident who claims VAWA as a defense if it is determined by the QHA, owner or manager that such a claim is false.

6.2 Nothing in this Policy will restrict the QHA right to terminate tenancy if the victim tenant (a) allows a perpetrator to violate a court order relating to the act or acts of violence; or (b) if the victim tenant allows a perpetrator who has been barred from QHA property to come onto QHA property including but not limited to the victim's unit or any other area under their control; or (c) if the victim tenant fails to cooperate with an established safety strategy as designed by a local victim support service provider (see 7.2).

6.3 Nothing in this Policy will restrict the QHA right to terminate housing and housing assistance if the victim tenant who claims as a defense to an eviction or termination action relating to domestic violence has engaged in fraud and abuse against a federal housing program; especially where such fraud and abuse can be shown to have existed before the claim of domestic violence was made. Such fraud and abuse includes but is not limited to unreported income and ongoing boarders and lodgers violations, or damage to property.

## **7.0 Statements of Responsibility of Tenant Victim, the QHA to the Victim, and to the Larger Community.**

7.1 A tenant victim has no less duty and responsibility under the lease to meet and comply with the terms of the lease than any other tenant not making such a claim. Ultimately all tenants must be able to take personal responsibility for themselves and exercise control over their households in order to continue their housing and housing assistance. The QHA will continue to issue lease violation notices to all residents who violate the lease including those who claim a defense of domestic violence.

7.2 QHA recognizes the pathologic dynamic and cycle of domestic violence and a victim of domestic violence will be referred to local victim support service providers to help victims break the cycle of domestic violence through counseling, referral and development of a safety strategy.

7.3 A tenant victim must take personal responsibility for exercising control over their household by accepting assistance and complying with the safety strategy or plan to best of victim's ability and reason under the circumstances. Failure to do this may be seen as other good cause.

7.4 All damages including lock changes will be the responsibility of the tenant victim. This is in keeping with other agency policies governing tenant caused damages.

**8.0 Notice to Applicants, Participants, Tenants and Section 8 Managers and Owners.**

QHA shall provide notice to applicants, participants, tenants, managers and owners of their rights and obligations under Section 3.4 Confidentiality and Section 4.0 Appropriate Basis for Denial of Admission, Assistance or Tenancy.

8.1 If the QHA, owner or manager knows that an applicant to or participant in a QHA housing program is the victim of dating violence, domestic violence or stalking, the QHA, owner or manager shall inform that person of this Policy and the person's rights under it.

**9.0 Reporting Requirements**

QHA shall include in its 5-year plan a statement of goals, objectives, policies or programs that will serve the needs of victims. QHA shall also include a description of activities, services or programs provided or offered either directly or in partnership with other service providers to victims, to help victims obtain or maintain housing or to prevent the abuse or to enhance the safety of victims.

**10.0 Conflict and Scope**

This Policy does not enlarge QHA's duty under any law, regulation or ordinance. If this Policy conflicts with the applicable law, regulation or ordinance, the law, regulation or ordinance shall control. If this Policy conflicts with another QHA policy such as its Statement of Policies or Section 8 Administration Plan, this Policy will control.

**11.0 Amendment**

The Executive Director may amend this policy when it is reasonably necessary to effectuate the Policy's intent, purpose or interpretation. The proposed amendment along with the rationale for the amendment shall be submitted to the Executive Director for consideration. Where reasonably necessary, the Executive Director may approve the amendment. The amendment shall be effective and incorporated on the date that the Executive Director signs the amendment.

## PET POLICY FOR FAMILY DEVELOPMENTS

In compliance with Section 526 of The Quality Housing and Work Responsibility Act of 1998, QHA residents shall be permitted to own and keep common household pets. Animals that are an auxiliary for persons with a disability are excluded from this policy. The ownership of common household pets are subject to the following rules and limitations:

1. Common household pets shall be defined as “domesticated animals such as a dog, cat, bird, rodent, fish or turtle. Common household pets are defined as follows:

Bird	Includes Canary, Parakeet, Finch and other species that are normally kept caged; birds of prey are not permitted.								
Fish	In tanks or aquariums, not to exceed 5 gallons in capacity; poisonous or dangerous fish are not permitted.								
Dogs	Not to exceed 25 lbs. weight, or 15 inches in height at full growth. Dogs must be spayed or neutered. Veterinarian’s recommended /suggested types of dogs are as follows: <table border="0" style="margin-left: 40px;"><tr><td style="vertical-align: top;">a. Chihuahua</td><td style="vertical-align: top;">e. Cocker Spaniel</td></tr><tr><td style="vertical-align: top;">b. Pekingese</td><td style="vertical-align: top;">f. Dachshund</td></tr><tr><td style="vertical-align: top;">c. Poodle</td><td style="vertical-align: top;">g. Terriers</td></tr><tr><td style="vertical-align: top;">d. Schnauzer</td><td></td></tr></table>	a. Chihuahua	e. Cocker Spaniel	b. Pekingese	f. Dachshund	c. Poodle	g. Terriers	d. Schnauzer	
a. Chihuahua	e. Cocker Spaniel								
b. Pekingese	f. Dachshund								
c. Poodle	g. Terriers								
d. Schnauzer									

### **No Pit Bulls will be permitted**

- |             |   |
|-------------|---|
| Cats        | Cats must be spayed or neutered and be declawed or have scratching post, and should not exceed 15 pounds.   |
| Rodents     | Rodents other than hamsters, gerbils, white rats or mice are not considered common household pets. These animals must be kept in appropriate cages. |
| Reptiles    | Reptiles other than turtles or small lizards such as chameleons are not considered common household pets.   |
| Exotic pets | At no time will the QHA approve of exotic pets, such as snakes, monkeys, game pets, etc.  |
2. No more than one dog or cat shall be permitted in a household. In the case of birds, a maximum of two birds may be permitted. There shall be no limit as to the number of fish, but no more than one aquarium with a maximum capacity of 5 gallons shall be permitted. A resident with a dog or cat may also have other categories of “common household pets” as defined above.
  3. Pets other than a dog or cat shall be confined to an appropriate cage or container. Such a pet may be removed from its cage while inside the owner’s apartment for the purpose of handling, but shall not generally be unrestrained.
  4. Only one dog or cat is allowed per household. NO PIT BULLS WILL BE PERMITTED. All dogs and cats will need to be on a leash or otherwise restrained at all times when they are outside. Neither dogs nor cats shall be permitted to run loose on Authority property or in hallways, lobby areas, Laundromats, community rooms or other common areas.
  5. Pet owners shall maintain their pet in such a manner as to prevent any damage to their unit, yard or common areas of the community in which they live. The animal shall be maintained so as not to be a nuisance or a threat to the health or safety of neighbors, QHA employees, or the public, by reason of noise, unpleasant odors or other objectionable situations.
  6. Each pet owner shall be fully responsible for the care of the pet, including proper disposal of pet wastes in a safe and sanitary manner. Specific instructions for pet waste shall be available in the management office. Improper disposal of pet waste is a lease violation and may be grounds for termination.

**PET POLICY FOR FAMILY DEVELOPMENTS**

7. All pets shall be inoculated and licensed in accordance with applicable state and local laws. All cats or dogs shall be neutered or spayed, unless a veterinarian certifies that the spaying or neutering would be inappropriate or unnecessary (because of health, age, etc.)
8. Visiting pets may be allowed as long as they generally conform to the guidelines expressed in this policy, except that: (1) no additional security deposit shall be required of the resident with whom the pet is visiting (unless the visit is in excess of 72 hours) and two (2) verified complaints shall be grounds for excluding the pet from further visits.
9. All pets shall be registered with the Management Office immediately or no longer than ten (10) days following their introduction to the community. Registration shall consist of providing:
  - a. Basic information about the pet (type, age, description, name, etc.)
  - b. Proof of inoculation and licensing.
  - c. Proof of neutering or spaying. All female dogs over the age of six (6) months and female cats over the age of five (5) months must be spayed. All male dogs over the age of eight (8) months and all male cats over the age of ten (10) months must be neutered. If health problems prevent such spaying or neutering, a veterinarian’s certificate will be necessary to allow the pet to become or continue to be a resident of the community.
  - d. There is a refundable Pet Deposit that is to be paid in full at the time application for a pet is made. The deposit for a family is \$200.00 and for an elderly resident it is \$175.00. This deposit is to defray the cost of potential damage done by the pet to the unit or to common areas of the community. There shall be no additional pet deposit for pets other than dogs or cats. The Pet deposit shall not preclude charges to a resident for repair of damages done on an ongoing basis by a pet. The resident is responsible for all damages caused by the pet and will reimburse the Authority for all costs it incurs in repairing such damages. This deposit is only refundable if no damage is identified at the move-out inspection.

Type of Pet	Pets Name	Inoculations (type and date)
License Date	Spay or Neuter Date	

- e. If a resident cannot care for their pet due to an illness, absence, or death, and no other person can be found to care for the pet, after 24-hours have elapsed, the tenant hereby gives permission for the pet to be released to the Humane Society/Animal Control, in accordance with their procedures. In no case shall QHA incur any costs or liability for the care of a pet placed in the care of another individual or agency under this procedure.

Provide the name, address and phone number of one or more persons who will care for the pet if you are unable to do so. This information will be updated annually.

Name	Address	Phone (day)	Phone (night)

This identification of an alternate custodian must occur prior to QHA authorizing the pet permit.

9. The resident shall not alter the unit, the patio or unit area in order to create an enclosure for any pet. No animal shall be tied up on the outside or left unattended.

## PET POLICY FOR FAMILY DEVELOPMENTS

10. If a pet is left unattended for a period of twenty-four (24) hours or more, QHA may enter the dwelling unit after contacting the proper authorities and have said pet removed, subject to the provisions of local ordinances and state law. The Authority accepts no responsibility for the animal under such circumstances.
11. Feeding and harboring stray animals is prohibited and is considered having a pet without the written permission of the Housing Authority.
12. The privilege of maintaining a pet in a facility owned and or operated by the QHA shall be subject to the rules set forth in this policy. This privilege may be revoked at any time subject to the Housing Authorities procedures if the pet should become destructive, create a nuisance, represent a threat to the safety and security of other residents or create a problem in the area of cleanliness and sanitation.
13. Residents who violate these rules are subject to:
  - a. Being required to get rid of the pet within 14 days of written notice by the QHA; and/or
  - b. Eviction

The resident is required to obtain Renters Insurance which lists QHA as the additional insured. This policy is to provide the pet owner with \$100,000 coverage for property damage and bodily injury caused by any pet.

Any litigation resulting from actions by pets shall be the sole responsibility of the pet owner. The pet owner agrees to indemnify and hold harmless the QHA from all claims, causes of action damages or expenses, including attorney's fees, resulting from the action or the activities of his or her pet.

NOTE: This policy is an agreement between the head of the household and the Quincy Housing Authority and needs to be signed only if a pet is in the household.