

PHA 5-Year and Annual Plan	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires 4/30/2011
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1.0	PHA Information PHA Name: <u>Piedmont Triad Regional Council (Northwest Piedmont Council of Governments)</u> PHA Code: <u>NC166</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>7/1/2011</u>					
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: _____ Number of HCV units: <u>792</u>					
3.0	Submission Type <input type="checkbox"/> 5-Year and Annual Plan <input checked="" type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only					
4.0	PHA Consortia <input type="checkbox"/> PHA Consortia: (Check box if submitting a joint Plan and complete table below.)					
	Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program	
					PH	HCV
PHA 1:						
PHA 2:						
	PHA 3:					
5.0	5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.					
5.1	Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years: The mission of the Piedmont Triad Regional Council PHA is to promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.					
5.2	Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan. <i>PHA Goal:</i> Improve the quality of assisted housing. <i>Objective:</i> (a) Improve voucher management (SEMAP score), (b) increase customer satisfaction <i>PHA Goal:</i> Ensure equal opportunity and affirmatively further fair housing. <i>Objective:</i> (a) 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. (b) Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required.					

6.0	<p>PHA Plan Update</p> <p>(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: <i>The PHA revised its minimum rent (#)3. There were no challenges to any elements of the PHA Plan. The PHA Plan elements are as follows:</i></p> <ol style="list-style-type: none"> 1. <u>Eligibility, Selection and Admissions Policies.</u> NWPCOG currently has an open waiting list. Applicants may apply at the County office location on a designated day of the week. NWPCOG requires a police report for all adult members of the household and follows HUD regulations in screening. NWPCOG also employs the Tenant PI Program for further screening and checks applicants for listing on the Sex Offender Registry. The only information shared with prospective landlords is contact information for previous landlords if known. <p>Applicants are selected from the waiting list by date and time of application. NWPCOG maintains Federal targeting requirements of 75 % of all new admissions at or below 30% median income. NWPCOG maintains a policy of assisting families with dependent children or whose head, spouse or sole member is elderly, disabled or handicapped before individuals who do not meet this criteria. NWPCOG will grant an extension on standard 60-day voucher if the voucher-holder can demonstrate difficulty in finding housing due to family size, credit problems or disability.</p> <ol style="list-style-type: none"> 2. <u>Financial Resources.</u> NWPCOG is a Section 8 only agency. The only Federal Grants for the program is the Annual Contributions for Section 8 Tenant Based Assistance for FY 2010 in the amount of \$3,971,916 – to be used for HAP and Admin. 3. <u>Rent Determination.</u> NWPCOG uses 100% Payment Standard for the entire jurisdiction. Payment Standards are reviewed annually for adequacy, based on success rates and rent burdens of assisted families. NWPCOG has established a minimum rent of \$50. 4. <u>Operation and Management.</u> <i>N/A – No Public Housing</i> 5. <u>Grievance Procedures.</u> NWPCOG offers an informal hearing to all applicants denied assistance and all participants whose assistance is terminated. Clients must request a hearing within 10 days of notification of denial or termination. The hearing officer is an employee who is knowledgeable of Section 8 Program regulations and not a subordinate of the employee who made the decision to deny or terminate assistance. 6. <u>Designated Housing for Elderly and Disabled Families.</u> <i>N/A – No Public Housing</i> 7. <u>Community Service and Self-Sufficiency.</u> <i>N/A – No Public Housing</i> 8. <u>Safety and Crime Prevention.</u> <i>N/A – No Public Housing</i> 9. <u>Pets.</u> <i>N/A – No Public Housing</i> 10. <u>Civil Rights Certification.</u> NWPCOG examines its programs and proposed programs to identify and address impediments to fair housing choice within those programs. An area-wide assessment is underway for the jurisdiction’s CPD Programs and NWPCOG staff play a key role in producing this document. A statement of consistency with the Consolidated Plan is included with this submission. 11. <u>Fiscal Year Audit.</u> The results of the last fiscal audit were submitted to HUD in Nov. 2010. 12. <u>Asset Management.</u> <i>N/A – No Public Housing</i> 13. <u>Violence Against Women Act (VAWA).</u> At this time, there is only one domestic violence shelter and five agencies (other than law enforcement) providing services to victims of domestic violence. NWPCOG does not offer any programs, but does work in cooperation with the shelter, agencies and law enforcement to provide housing, share information and make referrals. <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. <i>The 5-Year PHA Plan is available at the Main administrative office of the PHA in Winston Salem. This includes attachments, supporting documents and Annual Plans.</i></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> <i>N/A – Section 8 only</i></p>
8.0	<p>Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable. <i>N/A – Section 8 only</i></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. <i>N/A – Section 8 only</i></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. <i>N/A – Section 8 only</i></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. <i>N/A – Section 8 only</i></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. *All data is based on 2008 ACS and 2010 Census estimates.*

NWPCOG serves a rural population of 200,620 in Davie, Stokes, Surry and Yadkin Counties. All Counties are considered rural by USDA. There are 14 incorporated municipalities in the region housing less than 20% of the population. The smallest municipality has a population of 117 with 53 households; the largest municipality has a population of 10,474 people and 4,502 households. The area has fewer persons per square miles than NC and neighboring Winston Salem/Forsyth County.

Persons Per Square Mile						
Davie	Stokes	Surry	Yadkin	Forsyth	Winston Salem	NC
131.5	98.9	132.6	108.2	746.5	1706.7	165.2

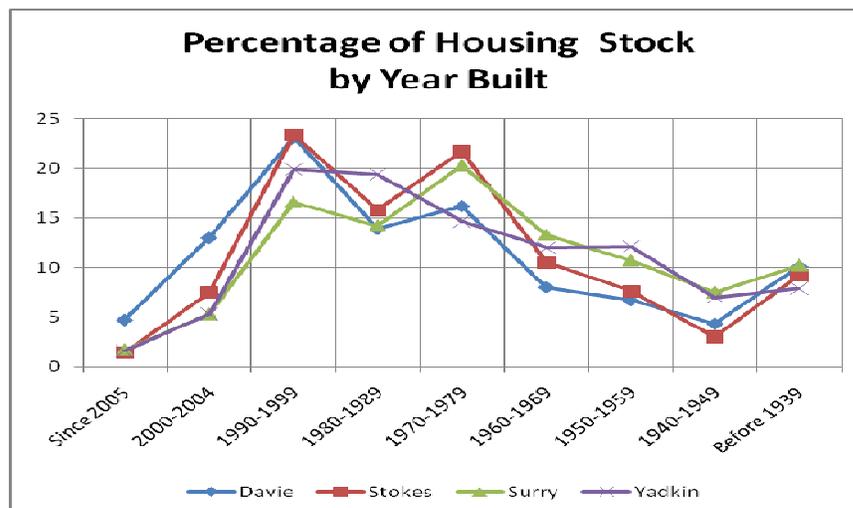
Basic Population Demographics

	Population	Med Age	Med HH income	Race (% of Population)			% Pop Age 50+	Med Income Age 55+
				White	Black	Hispanic		
Davie Co	42,137	41.4	50,061	88.7	7	6.4	36.7	41,714
Bermuda Run*	1,613	60.1	91,782	99	0.5	1.8	69.7	87,445
Cooleemee	1,130	38.7	36,830	91.7	5.4	4.1	32.5	28,733
Mocksville	5,028	38.9	49,865	78.6	13.4	12.7	35	50,000
Stokes County	46,807	40.8	46,241	92.1	4.8	3.5	35	35,153
Danbury	117	43.6	40,878	96.6	1.7	1.7	40	29,450
King	6,304	42.1	54,922	96.2	1.4	3.4	36.4	37,284
Walnut Cove	1,552	43.5	38,919	84.3	13.6	1.6	39.9	25,837
Surry County	73,271	40.9	40,490	87.6	4	10.8	36.4	33,484
Dobson	1,489	39.1	35,592	75.5	1.8	31.6	33.5	33,115
Elkin	4,005	44.2	41,593	83	5.9	17.5	41.7	28,508
Mt. Airy	10,474	45.1	34,726	83.8	8.3	8.8	43.3	28,508
Pilot Mtn.	1,338	45	45,438	88.3	8.1	1.9	41.8	35,201
Yadkin County	38,405	40.7	43,740	89.7	3.4	11.7	35.3	32,011
Boonville	1,244	41.3	39,392	88.1	6.4	8.3	36	29,563
East Bend	697	39	42,366	90.5	2.3	10.5	32.6	30,805
Jonesville	2,202	40.7	32,293	81.3	14	7.5	36.8	25,000
Yadkinville	3,066	41.8	46,896	85.5	4.6	20.5	37.6	34,485

9.0

Percentage of Households Below Median Income			
	Below Median	Below 50% Median	Below 30% Median
Davie	49.9%	20.7%	11.3%
Stokes	47.9%	23%	<11.8%
Surry	49.15%	22.7%	<16%
Yadkin	47%	22%	<14%

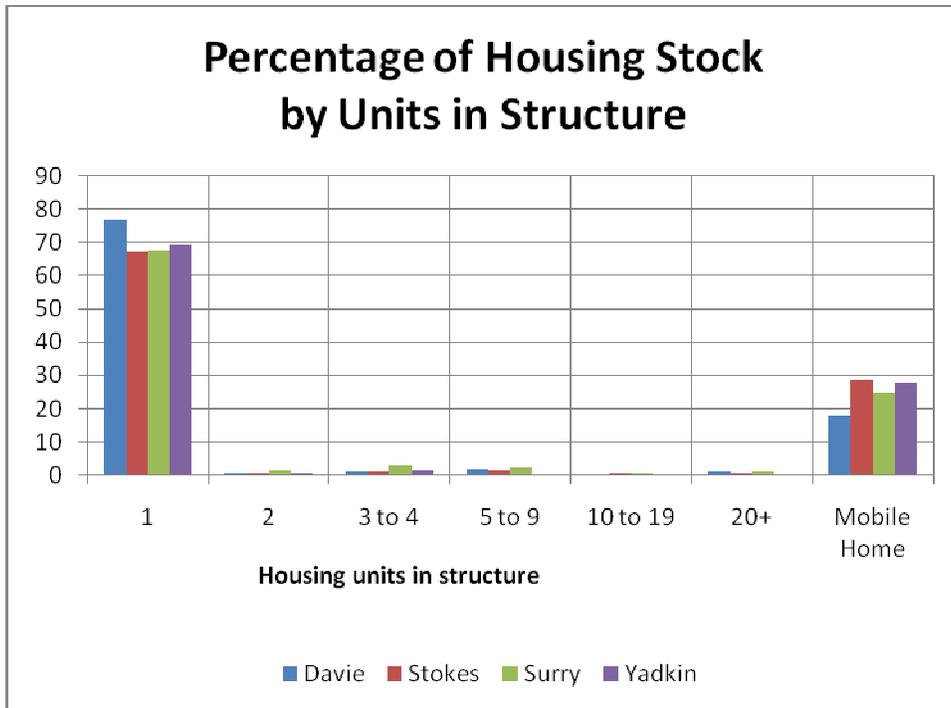
The percentage of population age 65 and older ranges from 13.7% in Stokes to 16.3% in Surry.



Basic Housing Statistics

	Total Households	Housing Units						
		Total	Occupied	Owner Occ	Renter Occ	Vacant	Manuf. Homes	Med Home Value
Davie Co	16,922	18,942	89.3	74.1	15.2	10.7	23.6	117,453
Bermuda Run*	848	997	85.1	80.7	4.3	14.9	0	242,857
Cooleemee	505	595	84.9	68.4	16.5	15.1	5.1	67,500
Mocksville	2,002	2,260	88.6	60.8	27.7	11.4	4.8	113,876
Stokes County	18,762	21,425	87.6	71.7	15.9	12.4	30	98,876
Danbury	53	62	85.5	69.4	16.1	14.5	7.8	106,944
King	2,491	2,736	91	74.1	16.9	9	3.4	120,670
Walnut Cove	633	718	88.2	66.6	21.6	11.8	5.8	95,488
Surry County	29,288	33,194	88.2	67.3	20.9	11.8	25	119,986
Dobson	564	630	89.5	59.2	30.3	10.5	15.6	131,604
Elkin	1,625	1,885	86.2	55.9	30.3	13.8	7.4	128,832
Mt. Airy	4,502	5,299	85	52.5	32.4	15	6	123,131
Pilot Mtn.	613	398	87.8	62.2	25.6	12.2	2	158,182
Yadkin County	15,478	17,363	89.1	71.5	17.7	10.9	29.6	97,414
Boonville	527	588	89.6	70.2	19.4	10.4	2.8	97,206
East Bend	290	335	86.6	71.3	15.2	13.4	11.9	86,389
Jonesville	1,010	1,159	87.1	54.9	32.3	12.9	8.2	81,159
Yadkinville	1,058	1,152	91.8	69.8	22	8.2	13.8	102,929

The majority of residents in the Region are homeowners. The highest population of renters is in Surry County (20.9% of total households). The lowest is in Davie (15.2%). Of that renter population, 32-38% pay more than 35% of their income toward Gross Rent. The housing stock contains a fairly large percentage of manufactured homes. Since census data and estimates rely on owner reports, it is unsure how accurate the statistics are since many consider a manufactured unit on a permanent foundation a "house".



9.1	<p>Strategy for Addressing Housing Needs. Provide a brief description of the PHA’s strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.</p> <p><i>NWPCOG will address the housing needs by maintaining or increasing lease-up rates and improving HQS inspections. The strategy will be to (1) establish payment standards that will enable families to rent throughout the jurisdiction; (2) market the program to owners, and (3) effectively screen applicants to increase owner acceptance of the program. NWPCOG will also participate in the Consolidated Plan development process to ensure coordination with broader community strategies. Staff will be sent to training whenever possible – given time and financial resources. All staff members are further encouraged to take advantage of other training means, including web-based training from various sources. NWPCOG will work to affirmatively further fair housing by making owners and renters aware of fair housing requirements.</i></p>
10.0	<p>Additional Information. 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. NWPCOG reviewed fair housing information available at all multi-family complexes, provided correction and brochures where information was inaccurate or unavailable.</p> <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA’s definition of “significant amendment” and “substantial deviation/modification” Eliminating an established goal or adding a goal to the 5 year plan would constitute a Substantial Deviation. A quantifiable change of more than 15% or a significant policy change (ie admission, termination, etc) would constitute a significant amendment or modification to the Plan.</p>
11.0	<p>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.</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>

This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937, as amended, which introduced 5-Year and Annual PHA Plans. The 5-Year and Annual PHA plans provide a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public of the PHA's mission and strategies for serving the needs of low-income and very low-income families. This form is to be used by all PHA types for submission of the 5-Year and Annual Plans to HUD. Public reporting burden for this information collection is estimated to average 12.68 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information, and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

Privacy Act Notice. The United States Department of Housing and Urban Development is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality

Instructions form HUD-50075

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

1.0 PHA Information

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

2.0 Inventory

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

3.0 Submission Type

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

4.0 PHA Consortia

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

5.0 Five-Year Plan

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

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

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

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

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

PHA Plan Elements. (24 CFR 903.7)

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

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

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

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

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

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

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

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

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

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

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

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

8.2 Capital Fund Program Five-Year Action Plan

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

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

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

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

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

9.1 Strategy for Addressing Housing Needs. Provide a description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. **(Note: Standard and Troubled PHAs complete annually; Small and High Performers complete only for Annual Plan submitted with the 5-Year Plan).**

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

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

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

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

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

NORTHWEST PIEDMONT COUNCIL OF GOVERNMENTS (NC166)
PHA PLAN DEFICIENCIES FOR FYB JULY 2011

Violence Against Women Act - Domestic Violence

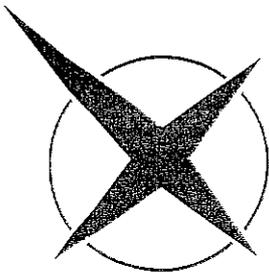
PHA did not submit the required information to include a description of any activities, services or programs provided or offered by the agency for children or adult victims of domestic violence, dating, sexual assault or stalking.

Section 11. Required Submission for HUD Field Office Review

(a). The PHA did not submit **Form HUD-50077, PHA Certifications of Compliance with the PHA Plans and Related Regulations** must be signed by the PHA Board Chairman

(f). Resident Advisory Board Comments- The PHA did not indicate if comments were or were not received from the Resident Advisory Board.

(g). Challenged Elements – The PHA did not report if any elements of the PHA Plan were challenged.



Northwest Piedmont Council of Governments

Matthew L. Dolge
Executive Director

Response to Deficiency Report on Annual Plan Northwest Piedmont Council of Governments (NC166) PHA Plan Deficiencies for FYB July 2011

Deficiency Number 1 – Violence Against Women Act

NWPCOG is aware of the requirements under VAWA. However, there were no requests made nor any actions taken, services requested or provided for children or adult victims of domestic violence, dating, sexual assault or stalking. NWPCOG was aware of one assisted family who received assistance through Domestic Violence. The Counselor and victim were both made aware of their options under VAWA requirements, but the victim chose not to take advantage of any further services.

Deficiency Number 2 – Submission of Form HUD 50077

Original certifications are enclosed.

Deficiency Number 3 – Resident Advisory Board Comments

The PHA received the following comments from the Resident Advisory Board.

- ▷ need emergency housing
- ▷ NWPCOG should not help people that do not need help
- ▷ NWPCOG should do something about the long waiting lists
- ▷ NWPCOG should give preference to people who are disabled

Deficiency Number 4 – Challenged Elements

There were no challenges to any elements of the PHA Plan.

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

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 5-Year and/or Annual PHA Plan for the PHA fiscal year beginning July 1, 2011, hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:

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

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

Northwest Piedmont Council of Governments

NC166

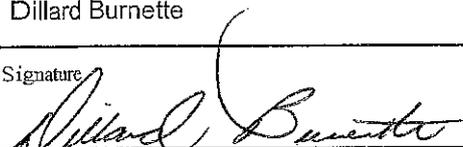
PHA Name

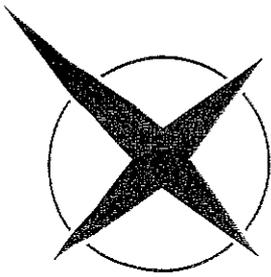
PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20__ - 20__

x Annual PHA Plan for Fiscal Years 20¹¹ - 20¹²

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
Dillard Burnette	Chairman, NWPCOG Board of Delegates
Signature	Date
	4-12-11



Northwest Piedmont Council of Governments

Matthew L. Dolge
Executive Director

June 1, 2011

Michael Williams, Director
Office of Public Housing
Greensboro Field Office
1500 Pinecroft Rd, Suite 401
Greensboro, NC 27407

Dear Mr. Williams:

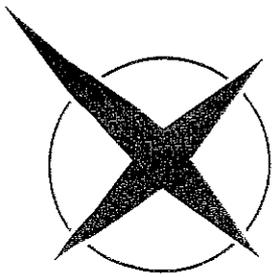
The purpose of this letter is to provide the documentation required in PIH Notice 2001-25 for changing the name of our agency. As we outlined in a memorandum dated April 6, the name is the only change to our operation as a PHA.

Old name	Northwest Piedmont Council of Governments
New name	Piedmont Triad Regional Council
PHA code	NC166
FYE	June 30 – no change
Program	Housing Choice Voucher Program
Tax ID and banking remain the same	
All contact information remains the same	

I am including a deposit slip with our new agency name for your accounting department. Please advise Rebecca Kassner of any further information needed for the HUD Systems update.

Sincerely,

Matthew Dolge
Executive Director



Northwest Piedmont Council of Governments

Matthew L. Dolge
Executive Director

June 1, 2011

Michael Williams, Director
Office of Public Housing
Greensboro Field Office
1500 Pinecroft Rd, Suite 401
Greensboro, NC 27407

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