

<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>Housing Authority of the City of Salem</u> PHA Code: <u>OR011</u> PHA Type: <input type="checkbox"/> Small <input checked="" type="checkbox"/> High Performing <input type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): <u>10/2011</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>307</u> Number of HCV units: <u>2877</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.)				
	Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program
	PHA 1:				PH      HCV
	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:				
<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.  (See 2009 5-Year Plan)				
<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>See Attachment A- PHA Plan Updates Since Last Approved PHA Plan</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>Plans are available at the main SHA office at 360 Church St SE, Salem OR 97301, Northgate Village Office- 3557 Hawthorne Ave NE, Salem OR &amp; Glen Creek Village Office- 1320 Orchard Hts Rd NW, Salem OR.</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> Include statements related to these programs as applicable. <b>See Attachment B- Demolition, Disposition, Conversion, Homeownership &amp; Project Basing</b>				
<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>See attached</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>See attached</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.      N/A				

**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.

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type*	Wait List Families	Affordability	Supply	Quality	Accessibility	Size	Location
Income < 30% of AMI	3317	5*	5	5	N/A	5	5
Income >30% but <=50% of AMI	576	5	5	4	N/A	N/A	4
Income >50% but <80% of AMI	92	4	4	3	N/A	N/A	4
Elderly	306	5	3	3	5	N/A	5
Families with Disabilities	741	5	5	4	5	N/A	5
Large Families (over 6)	17	4	5	4	5	4	5
Race/Ethnicity (Non-white or Hispanic)	1406	1	1	1	1	1	1
Total Families on Waiting list**	3988						

\* Needs depicted on a scale of 1-5, 5 representing highest need, and 1 for lowest need.

\*\*There were 3988 families on the waiting list on Jan. 27, 2011. The categories above do not add up to the total because only "special needs" families are listed separately. So some families are not listed in any of the subcategories, yet some families are listed in more than one row (e.g. large families with disabilities).

**9.1 Strategy for Addressing Housing Needs.** Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.

**10.0 Additional Information.** Describe the following, as well as any additional information HUD has requested.

(a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA's progress in meeting the mission and goals described in the 5-Year Plan.  
See **Attachment C- Progress in Meeting Goals and Objectives**

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

**11.0 Required Submission for HUD Field Office Review.** In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. **Note:** Faxed copies of these documents will not be accepted by the Field Office.

(a) Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations* (which includes all certifications relating to Civil Rights)

(b) Form HUD-50070, *Certification for a Drug-Free Workplace* (PHAs receiving CFP grants only)

(c) Form HUD-50071, *Certification of Payments to Influence Federal Transactions* (PHAs receiving CFP grants only)

(d) Form SF-LLL, *Disclosure of Lobbying Activities* (PHAs receiving CFP grants only)

(e) Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet* (PHAs receiving CFP grants only)

(f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.

(g) Challenged Elements

(h) Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report* (PHAs receiving CFP grants only)

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

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](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.

## PHA Plan Updates Since the Last Approved Plan

### a. Elements That Have Been Revised:

#### Changes to Both Section 8 Administrative Plan and Public Housing Admissions and Continued Occupancy Policy (ACOP)

**Implementation of Income and Rent Determination final rule of 1-27-09-** The 2010 PHA Plan described several changes to both Housing Choice Voucher (HCV) and Public Housing (PH) policies and procedures in response to the Refinement of Income and Rent Determination final rule of 2009. A few more minor adjustments are being made in 2011 as a result of clarifications and updates from HUD.

**Criminal Screening-** Salem Housing Authority (SHA) revised the criminal screening criteria to read as follows:

#### Violation Chart

Drug-related or Criminal Activity – Subject to Denial/Termination Violation <sup>1</sup>	Waiting Period (beginning with the most recent incident date <sup>2</sup> )
Family Obligation Violations not found on this chart	3 years
Arson I	10 years
Arson II	7 years
Assault II	7 years
Assault III	5 years
Assault IV/Domestic Violence (single minor offense)	Eligible
Assault IV/Domestic Violence (serious or multiple offenses)	3 years
Assault IV (domestic violence while a program participant in Public Housing, Housing Choice Voucher Program or Moderate Rehabilitation Program)	5 years
Assault of a Public Safety Officer	5 years
Attempted Homicide	10 years
Burglary I or II	3 years
Criminal Mischief I or II (serious or multiple offenses)	3 years
Criminal Mistreatment ( <u>child neglect related to drug related criminal activity or where a child is physically abused</u> )	3 years
Criminally Negligent Homicide (Class C Felony)	7 years
Drug sale or distribution	7 years
Drug manufacturing - all drugs except for methamphetamine	10 years
Drug manufacturing - methamphetamine (conviction)	Ineligible for life
Drug use/possession ( <u>may be waived with treatment certificate</u> ) of marijuana including holders of Oregon Medical Marijuana card	3 years
Drug use/possession ( <u>may be waived with treatment certification</u> ), for any drug other than the use/possession of marijuana	5 years
<u>Child Endangerment (as it relates to drug related criminal activity or abuse)</u>	3 years
Felon in possession of a firearm	10 years
<u>Forgery of SHA Documents or Checks</u>	10 years

<sup>1</sup> Under the VASH program SHA is required to review only if a family member is a registered sex offender, other issues may not be used to determine eligibility or continued eligibility.

<sup>2</sup> Under the chronically homeless program that SHA has entered into with Northwest Human Services, SHA will review issues on a case-by-case basis to determine eligibility for non-violent violations and non-distribution of drug violations.

Forgery	3 years
Harassment/menacing (review the aspects of the case)	
Class A	3 years
Class B ( <u>multiple cases 2 or more in a 12-month period</u> )	1 year
Identity Theft (convictions)	<del>5</del> 7 years
Kidnapping I	10 years
Kidnapping II (custodial interference)	5 years
Maintaining; endangering the welfare of a minor	3 years
Manufacturing Methamphetamine – Conviction	Ineligible for life
Manslaughter - 1st degree (Class A felony)	15 years
Manslaughter - 2nd degree (Class B felony)	10 years
Murder/aggravated murder	Ineligible for life
Pattern of Alcohol abuse ( <u>two or more DUIs or arrest due to alcohol use in a twelve month period</u> )	3 years
Requirement to Register as a sex offender	Ineligible for life
Robbery	7 years
<u>Armed Robbery (use of a gun or knife in the commission of the crime)</u>	<u>15 years</u>
Sex Crimes that do not require registration as a sex offender	<del>5</del> 10 years
Stalking	3 years
<u>Strangulation</u>	<u>7 years</u>
<del>Theft III or Theft II (Basic rule “take” (Wrongfully obtain control OR exert unauthorized control over) Multiple convictions of Theft III in a 12 month period prior to receiving a GNL</del>	<del>1 year</del>
<del>Theft I (Basic rule + value over \$1,500)</del>	<del>3 years</del>
<del>Theft of services (assistance received due to misrepresentation of income or deductions) from any social service agency</del>	<del>3 years</del>
Theft of services <sup>3</sup> (assistance received due to misrepresentation of income or deductions) from SHA any other Federally assisted housing program <u>or federal or state social service agency.</u> Under \$4,999 \$5,000 - \$7,499 \$7,500 - \$9,999 \$10,000 +	3 years 5 years 7 years 10 years
Threatening or violent behavior against an employee of a housing authority	Ineligible for life
Unlawful use of a weapon	<del>3</del> 5 years
Use of non-assigned social security number to obtain federal, State, or local housing assistance	5 years

**Violence Against Women Act (VAWA) Implementation-** Both the Section 8 Admin. Plan and the Public Housing ACOP are being reorganized so that all policies regarding violence against women are in one chapter, rather than scattered throughout the policies. Actual VAWA procedures changed just slightly to be in line with new guidance on the HUD regulation. An addendum was added to the Public Housing lease allowing the lease to be “bifurcated” so that family members who violate the lease can be evicted and other family members remain.

**Destruction of Social Security Cards-** Both the Admin. Plan and the ACOP are being edited to reflect the requirement of PIH notice 2010-3 that: *“Once the individual’s verification status is classified as **verified**, the PHA should remove and destroy (the Social Security Card), by no later than the next reexam”.* The ACOP now states:

“Once an individual’s verification status is classified as verified, SHA will remove and destroy, by no later than the next reexam of family income or composition, the copy of the documentation used to verify the individuals social security number. The paper copy will be destroyed by shredding. Electric

<sup>3</sup> Family would need to show that any restitution has been paid in full prior to receiving housing assistance.

documentation will be destroyed by erasing or permanently deleting the file per SHA's electronic documentation destruction instructions."

### **Changes to Section 8 Administrative Plan**

**HCV "Hard to House" Local Preference-** SHA intends to enter into an agreement with NW Human Services to enable them to refer chronically homeless individuals or families to SHA and receive a local preference for Housing Choice Vouchers.

**Insufficient Funding [24 CFR 982.454]-** SHA has added the following language to its Administrative Plan clarifying the process for terminating Housing Assistance Payments contracts if necessary due to a lack of federal funding:

SHA may terminate Housing Assistance Payments (HAP) contracts if SHA determines, in accordance with HUD requirements, that funding under the consolidated ACC is insufficient to support continued assistance for families in the program.

#### **SHA Policy**

SHA will determine whether there is sufficient funding to pay for currently assisted families according to the policies in Part VIII of Chapter 16. If SHA determines there is a shortage of funding and prior to terminating any HAP contracts, SHA will determine if any other actions can be taken to reduce program costs. If after implementing reasonable cost cutting measures there is not sufficient funding available to provide continued assistance for current participants, SHA will terminate HAP contracts as a last resort. SHA will protect families that are designated as elderly or disabled (under the social security rule) and will not take action to terminate these HAP contracts unless all other types of contracts for non-elderly and non-disabled contracts have been terminated first.

If due to a lack of funding SHA has to take action to terminate HAP contracts SHA will terminate those contracts where SHA is paying the highest HAP cost for any program participant regardless of when the program participant began to receive housing assistance, this action will allow the greatest number of families to remain on the program and continue to receive assistance.<sup>4</sup>

If due to a lack of funding SHA has to take action to terminate HAP contracts and SHA is taking action to terminate the last contracts where the cost to subsidize the program participant is exactly the same; SHA will terminate the HAP contract of the family who has been on the Housing Choice Voucher program for the longest period of time.

Any program participant who has been terminated from the Housing Choice Voucher program due to lack of funding will be placed on the Housing Choice Voucher waiting list based on their original date of application; if more than one individual applied on the same date, the application will be placed on the waiting list based on the head of households last name beginning with the letter "A".

Prior to terminating any HAP contract, SHA will inform the local HUD field office. SHA will terminate the minimum number needed in order to reduce HAP costs to a level within SHA's annual budget authority.

#### **SHA Policy**

When SHA determines that it has insufficient funds to continue to provide assistance to families under the HCV program it will take the following actions.

- SHA may implement the minimum rent up to \$50.00
- SHA may discontinue local preference programs such as the homeless program.

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<sup>4</sup> The termination of HAP contracts will be based on the program that is affected, thus those programs such as the VASH program that have separate funding streams would not be affected if their funding stream is not affected.

If SHA determines that it must terminate HAP contracts due to insufficient funding, SHA will do so in accordance with the following criteria and instructions:

- SHA will notify the affected families and landlord with at least a 60-day notice that SHA has insufficient funding due to HUD cutbacks and that SHA is taking action to terminate the HAP contract due to the lack of federal funding.
- SHA will place the family back on the HCV waiting list according to their original date and time of application.
- SHA will give priority to house eligible families in its public housing program as continually assisted families.”

**HCV Local Mobility-** Portability provisions in the Administrative Plan are being revised to allow for local portability, or “mobility”. By mutual agreement between the three Housing Authorities, clients will be able to lease a unit on the HCV program anywhere within Marion or Polk counties utilizing a voucher from SHA, Marion Co. HA or West Valley HA. The HA that issues the voucher will administer the voucher, but the annual HQS inspection will be done by the HA in who’s jurisdiction the household is located.

### **Changes to Public Housing Admissions and Continued Occupancy Policy (ACOP)**

#### **Changes to Public Housing incentive transfer policy-**

The SHA incentive transfer policy allows successful apartment renters in the Public Housing program to move into a rental house. The revised incentive transfer eligibility policy reads as follows:

SHA Staff may also recommend current residents for an incentive transfer-when the following conditions are met:

- Residency in a SHA development for a minimum of 12 months.
- Tenant to provide 12 months history of all utilities they are responsible for, indicating no shut off periods.
- No more than two 72 hour Notices in the last 12 month period.
- All balances with SHA paid off in full at the time of application to transfer list.
- No history of disturbances that resulted in lease violations add: in the last 12 months or violence against staff or neighbors as indicated by notices of lease violation in residents file
- Good Housekeeping Record.
- Tenant to demonstrate stable source of income for the last 6 months and household income is adequate to maintain additional costs associated with scattered site unit.

#### **b. PHA Plan Elements:**

PHA Plans and the primary supporting documents, the Section 8 Administrative Plan and Public Housing Admissions and Continued Occupancy Policy (ACOP) are available to the public online at:

<http://www.cityofsalem.net/Residents/HousingAuthority/Documents/07-11-11%20PHA%20Plan%20Final.pdf>,

<http://www.cityofsalem.net/Residents/HousingAuthority/Documents/ACOP%209-12-11%20Combined%20FINAL.pdf>  
and

<http://www.cityofsalem.net/Residents/HousingAuthority/Documents/2010%20Voucher%20and%20Mod%20Rehab%20Admin%20Plan%20w%20Ch%2019%20FINAL.pdf>

The printed plans and all supporting documents are also available at the main office, 360 Church St SE.

#### **1. Eligibility, Selection and Admissions Policies, including Deconcentration and Wait List Procedures-**

(See Section 8 Admin Plan and Public Housing ACOP for details)

SHA has site-based (AMP-based) waiting lists for Public Housing (and other SHA-owned) properties. Applicants are encouraged to apply for all waiting lists for which they are eligible. SHA also provides applicants information regarding other affordable housing opportunities in the community and neighboring areas.

Reasonable accommodations are provided to applicants and tenants with disabilities upon request to provide equal access to SHA programs. For those whose primary language is not English, translation and interpreter services are

provided. SHA follows HUD policies to deconcentrate poverty in assisted housing. Applicants are provided the “Fair Housing Equal Opportunity for All” brochure with information regarding fair housing and how to file a claim.

Current demographics of the waiting list are as follows:

### 2011 Client Profile - Applicant Households

<b>PUBLIC HOUSING:</b>	Applicants	White %	Hispanic %	Black %	Amer Ind/Alsk Native %	Asian %	Native Hawaii/Other Pacific %
<b>Family Sites</b>							
West Apts (Amp 3) Brush Collge, Glen Crk	195	104 53%	60 31%	10 5%	7 4%	2 1%	9 5%
East Apts (Amp 4) Livingston, Meadowlark, Northgate, Shelton	26	14 54%	9 35%	0 0%	1 4%	0 0%	2 8%
Single Family (Amp 1)	391	219 56%	112 29%	17 4%	15 4%	6 2%	30 8%
<b>Elderly</b>							
Tower (Amp 2)	54	44 81%	6 11%	1 2%	0 0%	1 2%	2 4%
<b>PUBLIC HOUSING</b>	<b>666</b>	<b>381 54%</b>	<b>187 33%</b>	<b>28 3%</b>	<b>23 4%</b>	<b>9 1%</b>	<b>43 6%</b>
<b>SEC 8 VOUCHER</b>	<b>4,215</b>	<b>2,754 65%</b>	<b>902 21%</b>	<b>217 5%</b>	<b>151 4%</b>	<b>56 1%</b>	<b>135 3%</b>
<b>Total Sec8 &amp; Pub Hsg</b>	<b>4,881</b>	<b>3,135 119%</b>	<b>1089 54%</b>	<b>245 8%</b>	<b>174 7%</b>	<b>65 2%</b>	<b>178 9%</b>

<b>PUBLIC HOUSING:</b>	Applicants	Elderly %	Disabled %	Male Head %	Female Head %	Average Age	Average Annual Income
<b>Family Sites</b>							
West Apts (Amp 3) Brush Collge, Glen Crk	195	0 0%	20 10%	29 15%	166 85%	31.9	\$8,641.00
East Apts (Amp 4) Livingston, Meadowlark, Northgate, Shelton	26	0 0%	2 8%	8 31%	18 69%	33.4	\$11,303.00
Single Family (Amp 1)	391	2 1%	24 6%	83 21%	309 79%	32.4	\$10,859.00
<b>Elderly</b>							
Tower (Amp 2)	54	52 96%	23 43%	22 41%	31 57%	67.2	\$10,480.00
<b>PUBLIC HOUSING</b>	<b>666</b>	<b>54 0%</b>	<b>69 9%</b>	<b>0%</b>	<b>0%</b>	<b>41.2</b>	<b>\$10,320.75</b>
<b>SEC 8 VOUCHER</b>	<b>4,215</b>	<b>323 8%</b>	<b>1,146 27%</b>	<b>1072 25%</b>	<b>3,144 75%</b>	<b>35.6</b>	<b>\$7,987.00</b>
<b>Total Sec8 &amp; Pub Hsg</b>	<b>4,881</b>	<b>377 8%</b>	<b>1,215 36%</b>	<b>1,072 22%</b>	<b>3,144 64%</b>	<b>40.1</b>	<b>\$18,307.75</b>

**2. Financial Resources-** See 2011 PHA Plan Supporting Documents- Public Housing, Housing Choice Voucher and Capital Fund Program (CFP) budgets.

### 3. Rent Determination Policies

Implementation of Income and Rent Determination final rule of 1-27-09

The last PHA Plan described several changes to HCV and PH policies and procedures in response to the Rent Determination final rule. Minor adjustments continue to be made in 2011 as a result of clarifications and updates through HUD PIH Notices.

**4. Operations and Management (Mgt Structure, Maintenance)**

(See Public Housing Maintenance Plan in 2011 Supporting Documents)

SHA is considering restructuring of Public Housing Management and Maintenance staff in 2011. A specific plan has not yet been determined.

**5. Grievance Procedures-** See Section 8 Admin Plan and Public Housing ACOP – No change anticipated in 2011.

**6. Designated Housing for the Elderly/Disabled-** See Designated Housing Plan acceptance letter in 2011 Supporting documents – No change in 2011.

**7. Community Service and Self-Sufficiency-** See Public Housing ACOP & Family Self Sufficiency (FSS) Action Plan in 2011 Supporting documents –

There were no changes to community service policies or the FSS Action Plan in 2011.

**8. Safety and Crime Prevention-** See 2011 Supporting documents – As mentioned in Section 1 “Eligibility” above, SHA is evaluating its criteria for determining eligibility and terminating clients for criminal behavior in both the HCV and PH programs.

**9. Pet Policy-** See Public Housing ACOP - No changes in 2011

**10. Civil Rights-** See Affirmative Fair Housing Marketing Plan in 2011 Supporting documents.

**11. Fiscal Year Audit-** See 2011 Supporting documents

**12. Asset Management-** See 2011 Supporting documents – No change in 2011

**13. Violence Against Women Act (VAWA)-** The Section 8 Administrative Plan and Public Housing ACOP are being reorganized this year so that all VAWA-related policies will be in one chapter rather than scattered throughout the various chapters.

## **Demolition Disposition, Conversion, Homeownership and Project Basing**

### **Demolition/Disposition**

In 2008 SHA demolished Orchard Village, a 30-unit Public Housing project at 3112-3120 Broadway Ave. NE. The site will be held for future development by SHA or a third party. The Housing Authority plans to redevelop the site with new affordable housing units, perhaps mixed with other uses.

As part of the Public Housing asset management process, SHA routinely evaluates opportunities to improve the feasibility of program operations. This analysis includes strategic capital improvements and disposition of Public Housing properties. In 2011/12 SHA will consider Public Housing property demolition/disposition in light of financial performance and SHA's strategic goals.

The City of Salem has initiated an eminent domain action to widen Hawthorne Avenue in NE Salem. A Demolition/Disposition application is currently pending HUD approval, which would confer a ten foot strip of land, fronting Northgate Village, to the City to facilitate the transfer.

### **Voluntary Conversion of Public Housing**

SHA is not required to convert any Public Housing units to Section 8. However, SHA may consider doing conversion assessments and cost analyses in 2011/12 to determine if voluntary conversion would be advantageous for some PH units.

### **Homeownership**

In 2009 HUD changed the funding mechanism for Housing Choice Voucher Family Self-Sufficiency from a grant program to a formula. As part of that change, HUD eliminated funding for Homeownership Coordinators. Consequently SHA eliminated its Homeownership Coordinator position, and no longer provides Homeownership Vouchers, effective February 1, 2010. However, SHA will continue to monitor and administer the program for those families who are current homeownership voucher participants as per HUD regulations.

Both Public Housing and HCV FSS Programs will continue to assist FSS participants to work towards and achieve homeownership as an optional self-sufficiency goal.

### **Project Based Vouchers**

HUD regulations (24 CFR 983.6) allow up to twenty percent of a PHA's voucher budget authority to be used for project based vouchers. SHA's Administrative Plan states that "SHA may authorize up to a total of 200 vouchers being used in no more than 3 properties". SHA may at some time in the future implement project based vouchers consistent with SHA's goals to deconcentrate poverty and expand housing opportunities.

## Progress in Meeting Goals and Objectives

Note: The following goals were established in the 2009 Five-Year Plan. Progress in meeting these goals is evaluated each year, as noted below. The goals will be updated in the next Five-Year Plan in 2014.

### **PHA Goal: Expand the supply of assisted housing**

- In 2010 SHA applied for and received 25 Veterans Affairs Supported Housing (VASH) vouchers.
- Applications have also been submitted, and are still outstanding, for 100 Family Unification Program (FUP) vouchers and 15 Project-based VASH vouchers.
- Application may be made for additional vouchers when they are made available by HUD, if the vouchers would help to meet the unmet housing need in Salem.

### **PHA Goal: Improve the quality of assisted housing**

- SHA maintains “High Performer” status in Public Housing Assessment System (PHAS) and HCV Section Eight Management Assessment Program (SEMAP) assessments.
- In 2008 SHA demolished 30 units of substandard Public Housing.
- Each year SHA utilizes Capital Fund Program (CFP) funds to modernize Public Housing units to maintain the long term viability of those units.
- 5% of SHA’s Public Housing stock has been made handicap accessible.

### **PHA Goal: Increase assisted housing choices**

- SHA has implemented Asset Management Plan (AMP)-based waiting lists for Public Housing.
- SHA added veteran’s VASH vouchers in 2010.
- SHA operates other affordable housing in addition to the PH and HCV programs.

### **PHA Goal: Provide an improved living environment**

- 5% of PH units are accessible.
- SHA has been successful in maintaining a deconcentration of poverty and income mixing at PH sites.
- Robert Lindsey Tower (RLT) maintains an elderly-only designation.
- All SHA-owned and managed properties have been designated as non-smoking buildings.
- Work closely with residents to improve the sense of community at multi-family sites.

### **PHA Goal: Promote self-sufficiency and asset development of assisted households**

- Grant-funded Family Self Sufficiency (FSS) Coordinators are successfully helping both Voucher and Public Housing families to achieve self sufficiency.
- SHA also administers Valley Individual Development Accounts (VIDAs) to help Public Housing and Voucher clients save and build assets.

**PHA Goal: Ensure equal opportunity and affirmatively further fair housing**

- SHA offers equal housing and services without regard to race, color, religion national origin, sex, familial status, and disability.
- 5% of Public Housing is accessible to persons with disabilities.

**PHA Goal: Preservation of affordable housing:**

- SHA will investigate options for the replacement of the 30 Public Housing units that were demolished at Orchard Village in 2008.

## **Significant Amendment and Substantial Deviation/Modification**

### **Substantial Deviation from the 5-Year Plan (Mission, Goals and Objectives)**

- *Changes to the organization of the waiting list.*
- *Changes to policy on Voluntary Conversion of Public Housing.*

### **Significant Amendment or Modification to the Annual Plan (Policies)**

- *Any change in the Plan with regard to demolition or disposition, elderly or disabled designation, homeownership programs or conversion activities.*
- *Addition of non-emergency items not included in the Annual Statement or CFP 5-Year Action Plan.*

<b>Part I: Summary</b>	
<b>PHA Name: Housing Authority of the City of Salem</b>	<b>Grant Type and Number</b> Capital Fund Program Grant No: OR16P01150107 Replacement Housing Factor Grant No: Date of CFFP:
<b>FFY of Grant: 2007</b> <b>FFY of Grant Approval: 2007</b>	

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

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
1	Total non-CFP Funds	0.00	0.00	0.00	0.00
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	147,336.40	147,336.40	147,336.40	147,336.40
3	1408 Management Improvements	2,391.83	2,391.83	2,391.83	2,391.83
4	1410 Administration (may not exceed 10% of line 21)	73,668.20	73,668.20	73,668.20	73,668.20
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	80,068.11	78,994.71	78,994.71	78,994.71
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	0.00	0.00	0.00	0.00
10	1460 Dwelling Structures	333,553.16	334,626.56	334,626.56	334,626.56
11	1465.1 Dwelling Equipment—Nonexpendable	32,968.00	32,968.00	32,968.00	32,968.00
12	1470 Non-dwelling Structures	0.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment	0.00	0.00	0.00	0.00
14	1485 Demolition	66,696.30	66,696.30	66,696.30	66,696.30
15	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
16	1495.1 Relocation Costs	0.00	0.00	0.00	0.00
17	1499 Development Activities <sup>4</sup>	0.00	0.00	0.00	0.00

<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>					
<b>PHA Name:</b> Housing Authority of the City of Salem		<b>Grant Type and Number</b> Capital Fund Program Grant No: OR16P01150107 Replacement Housing Factor Grant No: Date of CFFP:		<b>FFY of Grant:2007</b> <b>FFY of Grant Approval: 2007</b>	
<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 type="checkbox"/> Performance and Evaluation Report for Period Ending: <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
18a	1501 Collateralization or Debt Service paid by the PHA	0.00	0.00	0.00	0.00
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	0.00	0.00	0.00	0.00
19	1502 Contingency (may not exceed 8% of line 20)	0.00	0.00	0.00	0.00
20	Amount of Annual Grant:: (sum of lines 2 - 19)	736,682.00	736,682.00	736,682.00	736,682.00
21	Amount of line 20 Related to LBP Activities	0.00	0.00	0.00	0.00
22	Amount of line 20 Related to Section 504 Activities	0.00	0.00	0.00	0.00
23	Amount of line 20 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
24	Amount of line 20 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
25	Amount of line 20 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00
<b>Signature of Executive Director</b>		<b>Date</b>		<b>Signature of Public Housing Director</b>	
				<b>Date</b>	

<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.

<b>Part II: Supporting Pages</b>								
PHA Name: Housing Authority of the City of Salem			<b>Grant Type and Number</b> Capital Fund Program Grant No: OR16P01150107 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			<b>Federal FFY of Grant: 2007</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>	
AMP 1	Operations	1406	87	38,036.40	38,036.40	38,036.40	38,036.40	
AMP 2	Operations	1406	62	27,106.40	27,106.40	27,106.40	27,106.40	
AMP 3	Operations	1406	50	21,860.00	21,860.00	21,860.00	21,860.00	
AMP 4	Operations	1406	138	60,333.60	60,333.60	60,333.60	60,333.60	
	<b>OPERATIONS SUBTOTAL</b>		<b>337</b>	<b>147,336.40</b>	<b>147,336.40</b>	<b>147,336.40</b>	<b>147,336.40</b>	
AMP Wide	<b>MANAGEMENT IMPROVEMENTS</b>	1408		2,391.83	2,391.83	2,391.83	2,391.83	
COCC	<b>ADMINISTRATION (10% Limit)</b>	1410		73,668.20	73,668.20	73,668.20	73,668.20	
AMP 1 Scattered Sites	Outside Consultants	1430		6,325.46	6,325.46	6,325.46	6,325.46	
AMP 1 Scattered Sites	Plans Printing, Project Fees	1430		1,142.76	1,142.76	1,142.76	1,142.76	
AMP 1 Scattered Sites	In Housing Const Inspect & Supervision	1430		5,036.81	5,036.81	5,036.81	5,036.81	
AMP 1 Scattered Sites	Unit energy upgrades	1460	4	196,154.64	197,228.04	197,228.04	197,228.04	Complete
AMP 1 Scattered Sites	<b>AMP 1 SUBTOTAL</b>			<b>208,659.67</b>	<b>209,733.07</b>	<b>209,733.07</b>	<b>209,733.07</b>	
AMP 2 RLT	Outside Consultants	1430		49,626.09	48,492.35	48,492.35	48,492.35	
AMP 2 RLT	Plans Printing, Project Fees	1430		1,426.09	1,486.43	1,486.43	1,486.43	
AMP 2 RLT	In Housing Const Inspect & Supervision	1430		3,475.51	3,475.51	3,475.51	3,475.51	
AMP 2 RLT	Brick & Deck Repair	1460	Entire Site	127,398.52	127,398.52	127,398.52	127,398.52	Complete
AMP 2 RLT	Energy Upgrades	1460	Entire Site	0.00	0.00	0.00	0.00	

<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: Housing Authority of the City of Salem			<b>Grant Type and Number</b> Capital Fund Program Grant No: OR16P01150107 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			<b>Federal FFY of Grant: 2007</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>	
AMP 2 RLT	Replace Water Heaters	1465		7,968.00	7,968.00	7,968.00	7,968.00	Complete
AMP 2 RLT	HVAC Upgrades	1465	Entire Site	25,000.00	25,000.00	25,000.00	25,000.00	Complete
AMP 2 RLT	Heater Upgrades	1465	Entire Site	0.00	0.00	0.00	0.00	
	AMP 2 SUBTOTAL			214,894.21	213,820.81	213,820.81	213,820.81	
AMP 3	Outside Consultants	1430		0.00	18.67	18.67	18.67	
AMP 3	Plans Printing, Project Fees	1430		80.00	80.00	80.00	80.00	
AMP 3	In Housing Const Inspect & Supervision	1430		1,875.84	1,857.17	1,857.17	1,857.17	
AMP 3	Glen Creek Village Roof Repair	1460	Entire Site	10,000.00	10,000.00	10,000.00	10,000.00	Complete
	AMP 3 SUBTOTAL			11,955.84	11,955.84	11,955.84	11,955.84	
AMP 4	Outside Consultants	1430		8,917.75	8,917.75	8,917.75	8,917.75	
AMP 4	Plans Printing, Project Fees	1430		115.58	115.58	115.58	115.58	
AMP 4	In Housing Const Inspect & Supervision	1430		2,046.22	2,046.22	2,046.22	2,046.22	
AMP 4	Orchard Village Demolition	1485	Entire Site	66,696.30	66,696.30	66,696.30	66,696.30	Complete
	AMP 4 SUBTOTAL			77,775.85	77,775.85	77,775.85	77,775.85	
AMP Wide	Equipment	1475		0.00	0.00	0.00	0.00	
AMP Wide	Relocation	1495.1		0.00	0.00	0.00	0.00	
AMP Wide	Development Planning	1499		0.00	0.00	0.00	0.00	
AMP Wide	Contingency (8% limit)	1502		0.00	0.00	0.00	0.00	
AMP Wide	AMP Wide Total			0.00	0.00	0.00	0.00	
	COMBINED TOTAL			736,682.00	736,682.00	736,682.00	736,682.00	100% Complete

<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.



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 3/31/2014

<b>Part I: Summary</b>		<b>PHA Name: Housing Authority of the City of Salem</b>		<b>Grant Type and Number</b> Capital Fund Program Grant No: OR16P01150108 Replacement Housing Factor Grant No: Date of CFFP:		<b>FFY of Grant: 2008</b> <b>FFY of Grant Approval: 2008</b>	
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Line	Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3-31-11	Reserve for Disasters/Emergencies <input type="checkbox"/>	Revised Annual Statement (revision no: 3 ) <input checked="" type="checkbox"/> Final Performance and Evaluation Report		Total Actual Cost <sup>1</sup>		
			Original	Revised <sup>2</sup>	Obligated	Expended	
<b>Summary by Development Account</b>							
1	Total non-CFP Funds		0.00	0.00	0.00	0.00	0.00
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>		147,336.00	147,336.00	147,336.00	147,336.00	147,336.00
3	1408 Management Improvements		205.99	205.99	205.99	205.99	205.99
4	1410 Administration (may not exceed 10% of line 21)		77,753.90	77,753.90	77,753.90	77,753.90	77,753.90
5	1411 Audit		0.00	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages		0.00	0.00	0.00	0.00	0.00
7	1430 Fees and Costs		75,145.11	62,754.15	62,754.15	55,318.91	55,318.91
8	1440 Site Acquisition		0.00	0.00	0.00	0.00	0.00
9	1450 Site Improvement		0.00	0.00	0.00	0.00	0.00
10	1460 Dwelling Structures		477,098.00	489,488.96	397,526.46	397,526.46	397,526.46
11	1465.I Dwelling Equipment—Nonexpendable		0.00	0.00	0.00	0.00	0.00
12	1470 Non-dwelling Structures		0.00	0.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment		0.00	0.00	0.00	0.00	0.00
14	1485 Demolition		0.00	0.00	0.00	0.00	0.00
15	1492 Moving to Work Demonstration		0.00	0.00	0.00	0.00	0.00
16	1495.I Relocation Costs		0.00	0.00	0.00	0.00	0.00
17	1499 Development Activities <sup>4</sup>		0.00	0.00	0.00	0.00	0.00

<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>		FFY of Grant: 2008	
PHA Name: Housing Authority of the City of Salem		FFY of Grant Approval: 2008	
Grant Type and Number Capital Fund Program Grant No. OR16P01150108 Replacement Housing Factor Grant No: Date of CFFP:			

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
		Original	Revised <sup>2</sup>	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA	0.00	0.00	0.00	0.00
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	0.00	0.00	0.00	0.00
19	1502 Contingency (may not exceed 8% of line 20)	0.00	0.00	0.00	0.00
20	Amount of Annual Grant: (sum of lines 2 - 19)	777,539.00	777,539.00	777,539.00	770,103.76
21	Amount of line 20 Related to LBP Activities	0.00	0.00	0.00	0.00
22	Amount of line 20 Related to Section 504 Activities	0.00	0.00	0.00	0.00
23	Amount of line 20 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
24	Amount of line 20 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
25	Amount of line 20 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

Signature of Executive Director *[Signature]* Date *12/28/11*

Signature of Public Housing Director \_\_\_\_\_ Date \_\_\_\_\_

<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.

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

<b>Part II: Supporting Pages</b>		<b>Grant Type and Number</b>		<b>Federal FFY of Grant: 2008</b>	
PHA Name: Housing Authority of the City of Salem		Capital Fund Program Grant No: OR16P01150108			
		CFPP (Yes/No): No			
		Replacement Housing Factor Grant No:			

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>	
AMP 1	Operations	1406	87	38,036.30	38,036.30	38,036.30	38,036.30	
AMP 2	Operations	1406	62	27,106.33	27,106.33	27,106.33	27,106.33	
AMP 3	Operations	1406	50	21,859.94	21,859.94	21,859.94	21,859.94	
AMP 4	Operations	1406	138	60,333.43	60,333.43	60,333.43	60,333.43	
	OPERATIONS SUBTOTAL		337	147,336.00	147,336.00	147,336.00	147,336.00	All Expended
AMP Wide	MANAGEMENT IMPROVEMENTS	1408		205.99	205.99	205.99	205.99	
COCC	ADMINISTRATION (10% Limit)	1410		77,753.90	77,753.90	77,753.90	77,753.90	
AMP 1 Scattered Sites	Outside Consultants	1430		989.02	989.02	989.02	989.02	
AMP 1 Scattered Sites	Plans Printing, Project Fees	1430		895.95	833.41	833.41	833.41	
AMP 1 Scattered Sites	In Housing Const Inspect & Supervision	1430		35,904.05	32,943.50	32,943.50	32,943.50	
AMP 1 Scattered Sites	Unit upgrades	1460		313,123.00	335,592.46	335,592.46	335,592.46	Completed 9/10
AMP 1 Scattered Sites	AMP 1 SUBTOTAL			350,912.02	370,358.39	370,358.39	370,358.39	
AMP 2 RL/T	Outside Consultants	1430		12,407.50	7,534.40	7,534.40	7,534.40	
AMP 2 RL/T	Plans Printing, Project Fees	1430		2,342.50	2,486.83	2,486.83	2,486.83	
AMP 2 RL/T	In Housing Const Inspect & Supervision	1430		14,900.00	4,878.41	4,878.41	4,878.41	
AMP 2 RL/T	Emergency Call System	1460		50,000.00	36,209.00	36,209.00	36,209.00	Complete 10/10
AMP 2 RL/T	Elevator Controls & HVAC upgrades	1460		88,250.00	91,962.50	91,962.50	91,962.50	Complete 11/10

<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.



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 3/31/2014

<b>Part I: Summary</b>		<b>Grant Type and Number</b>	
PHA Name: Housing Authority of the City of Salem		Capital Fund Program Grant No: OR16P01150109	
		Replacement Housing Factor Grant No: _____	
		Date of CFFP: _____	

Line	Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3-31-11	Summary by Development Account	Original	Total Estimated Cost		Obligated	Total Actual Cost <sup>1</sup>	
				Revised <sup>2</sup>	Final Performance and Evaluation Report		Expended	FFY of Grant: 2009 FFY of Grant Approval: 2009
1		Total non-CFP Funds	0.00	0.00	0.00	0.00	0.00	
2		1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	155,507.80	155,507.80	155,507.80	98,258.56		
3		1408 Management Improvements	3,000.00	3,000.00	3,000.00	3,000.00		
4		1410 Administration (may not exceed 10% of line 21)	77,503.90	77,503.90	77,503.90	77,503.90		
5		1411 Audit	0.00	0.00	0.00	0.00		
6		1415 Liquidated Damages	0.00	0.00	0.00	0.00		
7		1430 Fees and Costs	1,100.00	1,944.93	1,944.93	1,909.93		
8		1440 Site Acquisition	0.00	0.00	0.00	0.00		
9		1450 Site Improvement	0.00	0.00	0.00	0.00		
10		1460 Dwelling Structures	221,089.15	224,131.37	224,131.37	224,131.37		
11		1465.1 Dwelling Equipment—Nonexpendable	306,107.50	312,951.00	312,951.00	312,951.00		
12		1470 Non-dwelling Structures	0.00	0.00	0.00	0.00		
13		1475 Non-dwelling Equipment	0.00	0.00	0.00	0.00		
14		1485 Demolition	0.00	0.00	0.00	0.00		
15		1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00		
16		1495.1 Relocation Costs	0.00	0.00	0.00	0.00		
17		1499 Development Activities <sup>4</sup>	0.00	0.00	0.00	0.00		

<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>		FFY of Grant: 2009	
PHA Name: Housing Authority of the City of Salem	Grant Type and Number Capital Fund Program Grant No: OR16PO1150109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant Approval: 2009	

Line	Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3-31-11	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>	
			Original	Revised <sup>2</sup>	Obligated	Expended
18a		1501 Collateralization or Debt Service paid by the PHA	0.00	0.00	0.00	0.00
18ba		9000 Collateralization or Debt Service paid Via System of Direct Payment	0.00	0.00	0.00	0.00
19		1502 Contingency (may not exceed 8% of line 20)	10,730.65	0.00	0.00	0.00
20		Amount of Annual Grant: (sum of lines 2 - 19)	775,039.00	775,039.00	775,039.00	717,754.76
21		Amount of line 20 Related to LBP Activities	0.00	0.00	0.00	0.00
22		Amount of line 20 Related to Section 504 Activities	0.00	0.00	0.00	0.00
23		Amount of line 20 Related to Security - Soft Costs	0.00	0.00	0.00	0.00
24		Amount of line 20 Related to Security - Hard Costs	0.00	0.00	0.00	0.00
25		Amount of line 20 Related to Energy Conservation Measures	150,000.00	0.00	0.00	0.00

Signature of Executive Director: *[Signature]* Date: *12/8/11*

Signature of Public Housing Director: \_\_\_\_\_ Date: \_\_\_\_\_

<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 CFF Grants for operations.  
<sup>4</sup> RHF funds shall be included here.

Annual Statement/Performance and Evaluation Report  
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Part II: Supporting Pages		Grant Type and Number		Federal FFY of Grant: 2009				
PHA Name: Housing Authority of the City of Salem		Capital Fund Program Grant No: OR16P01150109 CFPP (Yes/No): No Replacement Housing Factor Grant No:						
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		
AMP 1	Operations	1406	87	Original 38,876.95	Revised <sup>1</sup> 38,876.95	Funds Obligated <sup>2</sup> 38,876.95	Funds Expended <sup>2</sup> 38,876.95	Spent
AMP 2	Operations	1406	62	27,991.40	27,991.40	27,991.40	27,991.40	Spent
AMP 3	Operations	1406	50	23,326.17	23,326.17	23,326.17	17,638.93	Obligated
AMP 4	Operations	1406	138	65,313.28	65,313.28	65,313.28	13,751.28	Obligated
	OPERATIONS SUBTOTAL		337	155,507.80	155,507.80	155,507.80	98,258.56	
AMP Wide	MANAGEMENT IMPROVEMENTS	1408		3,000.00	3,000.00	3,000.00	3,000.00	PH staff training
COCC	ADMINISTRATION (10% Limit)	1410		77,503.90	77,503.90	77,503.90	77,503.90	
AMP 1 Scattered Sites	Outside Consultants	1430		0.00				
AMP 1 Scattered Sites	Plans Printing, Project Fees	1430		100.00	14.16	14.16	14.16	
AMP 1 Scattered Sites	In Housing Const Inspect & Supervision	1430		1,000.00	1,085.84	1,085.84	1,085.84	
AMP 1 Scattered Sites	Unit upgrades	1460	4	220,199.15	218,665.17	218,665.17	218,665.17	Complete 8/10
AMP 1 Scattered Sites	AMP 1 SUBTOTAL			221,299.15	219,765.17	219,765.17	219,765.17	
AMP 2 RLT	Outside Consultants	1430		0.00				
AMP 2 RLT	Plans Printing, Project Fees	1430		0.00				
AMP 2 RLT	In Housing Const Inspect & Supervision	1430		0.00	884.93	884.93	809.93	
AMP 2 RLT	Elevator Upgrades	1460		306,107.50	312,951.00	312,951.00	312,951.00	Complete 11/10
AMP 2 RLT	Plumbing Upgrades	1460		0.00				

<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.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and  
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U.S. Department of Housing and Urban Development  
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**Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Salem		Grant Type and Number Capital Fund Program Grant No: OR16P01150109 CFFP (Yes/No): No Replacement Housing Factor Grant No:		Federal FFY of Grant: 2009	
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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>	
AMP 2	AMP 2 SUBTOTAL			306,107.50	313,795.93	313,795.93	313,760.93	
AMP 3	Outside Consultants	1430		0.00				
AMP 3	Plans Printing, Project Fees	1430		0.00				
AMP 3	In Housing Const Inspect & Supervision	1430		0.00				
AMP 3-Brush College	Flooring	1460	Entire site	0.00	0.00	0.00	0.00	
AMP 3-Glen Creek	Roofing	1460	Entire site	890.00	5,466.20	5,466.20	5,466.20	Complete 6/10
AMP 3-Glen Creek	Flooring	1460	Entire site	0.00	0.00	0.00	0.00	
AMP 3	AMP 3 SUBTOTAL			890.00	5,466.20	5,466.20	5,466.20	
AMP 4	Outside Consultants	1430		0.00				
AMP 4	Plans Printing, Project Fees	1430		0.00				
AMP 4	In Housing Const Inspect & Supervision	1430		0.00				
AMP 4	AMP 4 SUBTOTAL			0.00				
AMP-Wide	Energy Upgrades	1460		0.00				
AMP-Wide	Hazard Abatement	1460		0.00	0.00	0.00	0.00	
AMP-Wide	Equipment	1475		0.00				
AMP-Wide	Relocation	1495.1		0.00				
AMP-Wide	RH Development Planning	1499		0.00				
AMP-Wide	Contingency	1502		10,730.65	0.00	0.00	0.00	
AMP-Wide	AMP Wide Total			10,730.65	0.00	0.00	0.00	
	COMBINED TOTAL			775,039.00	775,039.00	775,039.00	717,754.76	

<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.

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<b>Part I: Summary</b> PHA Name: HOUSING AUTHORITY OF THE CITY OF SALEM	Grant Type and Number Capital Fund Program Grant No: OR16S01150109 Replacement Housing Factor Grant No: Date of CFFP:
FFY of Grant: 2009 FFY of Grant Approval: 2009	

Line	Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 2010 03 31	Summary by Development Account	Total Estimated Cost		Total Actual Cost <sup>1</sup>
			Original	Revised <sup>2</sup>	
1	<input type="checkbox"/> Reserve for Disasters/Emergencies	Total non-CFP Funds			Expended
2	<input checked="" type="checkbox"/> Revised Annual Statement (revision no: ) <input checked="" type="checkbox"/> Final Performance and Evaluation Report	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)	35,500	98,421	98,421
5		1411 Audit			
6		1415 Liquidated Damages			
7		1430 Fees and Costs	27,300	8,656.49	8,656.49
8		1440 Site Acquisition			
9		1450 Site Improvement			
10		1460 Dwelling Structures	846,410	877,132.51	877,132.51
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>			

<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.

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<b>Part I: Summary</b>		FFY of Grant: 2009	
PHA Name: HOUSING AUTHORITY OF THE CITY OF SALEM		Grant Type and Number Capital Fund Program Grant No.: OR16S01150109 Replacement Housing Factor Grant No.: Date of CFFP:	
Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 2010 03 31		<input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: ) <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
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)	75,000	0		
20	Amount of Annual Grant:: (sum of lines 2 - 19)	984,210	984,210	984,210	984,210
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	333,410	791,498.51	791,498.51	791,498.51
Signature of Executive Director <i>[Signature]</i>		Date	Signature of Public Housing Director <i>[Signature]</i>		Date
		05/20/2011			5/17/11

<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 CFFP Grants for operations.  
<sup>4</sup> RHF funds shall be included here.

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Part II: Supporting Pages

PHA Name: HOUSING AUTHORITY OF THE CITY OF SALEM		Grant Type and Number Capital Fund Program Grant No: OR16S01150109 CFPP (Yes/No): Replacement Housing Factor Grant No:		Federal FFY of Grant: 2009				
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost	Status of Work		
				Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
PHA-WIDE	Administration of ARRA Grant	1410		35,500	98,421	98,421	98,421	
AMP 1 Scattered Sites	Plans, Printing and Project Fees	1430	all	500	0			
AMP 1 Scattered Sites (Old 11-8, 9, 15, 16)	Energy Upgrades (Insulation, Windows, Furnace, Water Heater), Siding, Roofing, Painting	1460	87	258,410	791,498.51	791,498.51	791,498.51	2010 Additional Scope (AS)
AMP 2 Robert Lindsey Tower (RLT)	Outside Consultants	1430	entire site	5000	0			
	Plans, Printing and Project Fees	1430	entire site	500	0			
RLT(Old 11-6)	Emergency Call System	1460	62	50,000	0			2008 AS
AMP 3 (Old 11-4)	Outside Consultants	1430	entire site	10,000	8,500	8,500	8,402.57	
	Plans, Printing and Project Fees	1430	entire site	500	156.49	156.49	156.49	
Brush College Village	Unit Flooring Upgrade	1460	20	35,000	0			2009 KAS
Glen Creek Village	Roof Replacement	1460	entire site	70,000	80,634	80,634	58,881.81	2007 AS
	Exterior Paint	1460	entire site	35,000	5,000	5,000	5,000	2008 AS
	Unit Flooring Upgrade	1460	30	68,000	0			2011 AS

<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.



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 Expires 3/31/2014

<b>Part I: Summary</b>			
PHA Name: Housing Authority of the City of Salem	Grant Type and Number Capital Fund Program Grant No: OR16P01150110 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2010 FFY of Grant Approval: 2010	

Line	Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3-31-11	Reserve for Disasters/Emergencies <input type="checkbox"/>	Revised Annual Statement (revision no: 1 ) <input checked="" type="checkbox"/> Final Performance and Evaluation Report		Total Actual Cost <sup>1</sup>	
			Original	Revised <sup>2</sup>	Obligated	Expended
1	Total non-CFP Funds		0.00	0.00	0.00	0.00
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>		153,555.40	153,555.40	153,555.40	37,758.15
3	1408 Management Improvements		3,000.00	3,000.00	3,000.00	2,267.00
4	1410 Administration (may not exceed 10% of line 21)		76,777.70	76,777.70	76,777.70	38,388.84
5	1411 Audit		0.00	0.00	0.00	0.00
6	1415 Liquidated Damages		0.00	0.00	0.00	0.00
7	1430 Fees and Costs		46,000.00	39,310.50	5,959.78	5,959.78
8	1440 Site Acquisition		0.00	0.00	0.00	0.00
9	1450 Site Improvement		30,000.00	30,000.00	0.00	0.00
10	1460 Dwelling Structures		401,024.18	408,364.18	17,863.00	0.00
11	1465.1 Dwelling Equipment—Nonexpendable		0.00	0.00	0.00	0.00
12	1470 Non-dwelling Structures		0.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment		0.00	7,000.00	0.00	0.00
14	1485 Demolition		0.00	0.00	0.00	0.00
15	1492 Moving to Work Demonstration		0.00	0.00	0.00	0.00
16	1495.1 Relocation Costs		0.00	0.00	0.00	0.00
17	1499 Development Activities <sup>4</sup>		0.00	0.00	0.00	0.00

<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>		<b>PHA Name:</b> Housing Authority of the City of Salem		<b>Grant Type and Number</b> Capital Fund Program Grant No.: OR16P011501110 Replacement Housing Factor Grant No.: Date of CFFP:		<b>FFY of Grant: 2010</b> <b>FFY of Grant Approval: 2010</b>	
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Type of Grant  
 Original Annual Statement  
 Performance and Evaluation Report for Period Ending: 3-31-11  
 Reserve for Disasters/Emergencies  
 Revised Annual Statement (revision no: 1 )  
 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		
18a	1501 Collateralization or Debt Service paid by the PHA	0.00	0.00	0.00	0.00		
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	0.00	0.00	0.00	0.00		
19	1502 Contingency (may not exceed 8% of line 20)	57,419.72	49,769.22	0.00	0.00		
20	Amount of Annual Grant:: (sum of lines 2 - 19)	767,777.00	767,777.00	386,762.18	84,373.77		
21	Amount of line 20 Related to LBP Activities	0.00	0.00	0.00	0.00		
22	Amount of line 20 Related to Section 504 Activities	0.00	0.00	0.00	0.00		
23	Amount of line 20 Related to Security - Soft Costs	0.00	0.00	0.00	0.00		
24	Amount of line 20 Related to Security - Hard Costs	0.00	0.00	0.00	0.00		
25	Amount of line 20 Related to Energy Conservation Measures	139,024.18	0.00	0.00	0.00		
Signature of Executive Director		Date		Signature of Public Housing Director		Date	
<i>[Signature]</i>		<i>12/28/11</i>		<i>[Signature]</i>			

<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 CFF 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 II: Supporting Pages		Grant Type and Number		Federal FFY of Grant: 2010				
PHA Name: Housing Authority of the City of Salem		Capital Fund Program Grant No: OR16P01150110						
		CFFP (Yes/No): No						
		Replacement Housing Factor Grant No:						
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		
AMP 1	Operations	1406	87	Original 39,641.90	Revised <sup>1</sup> 39,641.90	Funds Obligated <sup>2</sup> 39,641.90	Funds Expended <sup>2</sup> 31,355.82	Obligated
AMP 2	Operations	1406	62	28,250.55	28,250.55	28,250.55	6,402.33	Obligated
AMP 3	Operations	1406	50	22,782.70	22,782.70	22,782.70	0.00	Obligated
AMP 4	Operations	1406	138	62,880.25	62,880.25	62,880.25	0.00	Obligated
	OPERATIONS SUBTOTAL		337	153,555.40	153,555.40	153,555.40	37,758.15	
AMP Wide	MANAGEMENT IMPROVEMENTS	1408		3,000.00	3,000.00	2,267.00	2,267.00	PH travel/training
COCC	ADMINISTRATION (10% Limit)	1410		76,777.70	76,777.70	76,777.70	38,388.84	Obligated
AMP 1 Scattered Sites	Outside Consultants	1430		0.00				
AMP 1 Scattered Sites	Plans Printing, Project Fees	1430		800.00	800.00	0.00	0.00	
AMP 1 Scattered Sites	In Housing Const Inspect & Supervision	1430		5,000.00	5,000.00	77.60	77.60	
AMP 1 Scattered Sites	New exit door hardware & rekey	1460	87	49,000.00	49,000.00	0.00	0.00	Late 2011
AMP 1 Scattered Sites	Gutter Protection & storm drain cleaning	1460	10	30,000.00	30,000.00	0.00	0.00	Late 2011
AMP 1 Scattered Sites	AMP 1 SUBTOTAL			84,800.00	84,800.00	77.60	77.60	
AMP 2 RLT	Outside Consultants	1430		0.00				
AMP 2 RLT	Plans Printing, Project Fees	1430		2,000.00	2,000.00	0.00	0.00	
AMP 2 RLT	In Housing Const Inspect & Supervision	1430		4,400.00	4,400.00	0.00	0.00	
AMP 2 RLT	Abate common hall asbestos floor tile	1460	11 Floors	10,000.00	17,340.00	17,340.00	0.00	Under contract
AMP 2 RLT	Carpet common hallways	1460	11 Floors	20,000.00	20,000.00	17,863.00	0.00	Under contract

<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.

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 II: Supporting Pages		PHA Name: Housing Authority of the City of Salem		Grant Type and Number		Federal FFY of Grant: 2010		
		Capital Fund Program Grant No: OR16P01150110		CFPP (Yes/No): No		Replacement Housing Factor Grant No:		
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		
AMP 2	AMP 2 SUBTOTAL			Original	Revised <sup>1</sup>	Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	
AMP 3	Outside Consultants	1430		36,400.00	43,740.00	35,203.00	0.00	
AMP 3	Plans Printing, Project Fees	1430		6,500.00	6,500.00	0.00	0.00	
AMP 3	In Housing Const Inspect & Supervision	1430		500.00	500.00	174.00	174.00	
AMP 3-Brush College	Roofing	1430	20	5,000.00	5,000.00	0.00	0.00	
AMP 3	AMP 3 SUBTOTAL	1460		66,000.00	78,000.00	0.00	0.00	Summer 2011
AMP 4	Outside Consultants	1430		2,000.00	2,000.00	0.00	0.00	
AMP 4	Plans Printing, Project Fees	1430		800.00	1,110.50	1,110.50	1,110.50	
AMP 4	In Housing Const Inspect & Supervision	1430		12,000.00	12,000.00	4,597.68	4,597.68	
AMP 4 - Meadowlark	Windows	1460	30	12,000.00	130,000.00	3,000.00	0.00	Under contract
AMP 4 - Meadowlark	Roofing	1460	30	130,000.00	117,000.00	110,000.00	0.00	Under contract
AMP 4 - Meadowlark	Attic crawl insulation	1460	30	117,000.00	117,000.00	110,000.00	0.00	
AMP 4	AMP 4 SUBTOTAL	1460		9,024.18	9,024.18	0.00	0.00	No-other fundg
AMP-Wide	Physical Needs Assessment	1430	All sites	270,824.18	271,134.68	118,708.18	5,708.18	
AMP-Wide	Environmental Review	1430		5,000.00	5,000.00	0.00	0.00	
AMP-Wide	Equipment	1475		2,000.00	2,000.00	0.00	0.00	
AMP-Wide	Relocation	1495.1		0.00				
AMP-Wide	RH Development Planning	1499		0.00				
AMP-Wide	Contingency	1502		57,419.72	49,769.22	0.00	0.00	
AMP-Wide				64,419.72	56,769.22	0.00	0.00	
AMP-Wide	COMBINED TOTAL			767,777.00	767,777.00	386,762.18	84,373.77	

<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.

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 Housing and Indian Housing  
 OMB No. 2577-0226  
 Expires 3/31/2014

<b>Part I: Summary</b>		PHA Name: Housing Authority of the City of Salem		Grant Type and Number Capital Fund Program Grant No: OR16P01150111 Replacement Housing Factor Grant No: Date of CFPF:		FFY of Grant: 2011 FFY of Grant Approval: 2011	
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Type of Grant		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no: )			
<input checked="" type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Performance and Evaluation Report for Period Ending:		<input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended
1	Total non-CFP Funds	0.00	0.00	0.00	0.00	0.00	0.00
2	1406 Operations (may not exceed 20% of line 21) <sup>3</sup>	151,650.00	0.00	0.00	0.00	0.00	0.00
3	1408 Management Improvements	3,000.00	0.00	0.00	0.00	0.00	0.00
4	1410 Administration (may not exceed 10% of line 21)	76,777.00	0.00	0.00	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	27,928.00	0.00	0.00	0.00	0.00	0.00
8	1440 Site Acquisition	0.00	0.00	0.00	0.00	0.00	0.00
9	1450 Site Improvement	65,000.00	0.00	0.00	0.00	0.00	0.00
10	1460 Dwelling Structures	382,000.00	0.00	0.00	0.00	0.00	0.00
11	1465.1 Dwelling Equipment—Nonexpendable	0.00	0.00	0.00	0.00	0.00	0.00
12	1470 Non-dwelling Structures	0.00	0.00	0.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment	0.00	0.00	0.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00	0.00	0.00
15	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00	0.00	0.00
16	1495.1 Relocation Costs	0.00	0.00	0.00	0.00	0.00	0.00
17	1499 Development Activities <sup>4</sup>	0.00	0.00	0.00	0.00	0.00	0.00

<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: Grant Type and Number		FFY of Grant: 2011			
Housing Authority of the City of Salem		Capital Fund Program Grant No.: OR16P01150111 Replacement Housing Factor Grant No:		FFY of Grant Approval: 2011			
Date of CFPP:							
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending:		<input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: ) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost	Revised <sup>2</sup>	Obligated	Total Actual Cost <sup>1</sup>	Expended
18a	1501 Collateralization or Debt Service paid by the PHA	0.00	0.00	0.00	0.00	0.00	0.00
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	0.00	0.00	0.00	0.00	0.00	0.00
19	1502 Contingency (may not exceed 8% of line 20)	61,422.00	0.00	0.00	0.00	0.00	0.00
20	Amount of Annual Grant: (sum of lines 2 - 19)	767,777.00	0.00	0.00	0.00	0.00	0.00
21	Amount of line 20 Related to LBP Activities	0.00	0.00	0.00	0.00	0.00	0.00
22	Amount of line 20 Related to Section 504 Activities	0.00	0.00	0.00	0.00	0.00	0.00
23	Amount of line 20 Related to Security - Soft Costs	0.00	0.00	0.00	0.00	0.00	0.00
24	Amount of line 20 Related to Security - Hard Costs	0.00	0.00	0.00	0.00	0.00	0.00
25	Amount of line 20 Related to Energy Conservation Measures	224,000.00	0.00	0.00	0.00	0.00	0.00
Signature of Executive Director		Date		Signature of Public Housing Director		Date	
<i>Andre Davis</i>		07/06/2011					

<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 II: Supporting Pages		Grant Type and Number		Federal FFY of Grant: 2011		Status of Work	
PHA Name: Housing Authority of the City of Salem		Capital Fund Program Grant No: OR16P01150111					
		CFPP (Yes/No): No					
		Replacement Housing Factor Grant No:					
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost		
AMP 1	Operations	1406	87	39,150.00			
AMP 2	Operations	1406	62	27,900.00			
AMP 3	Operations	1406	50	22,500.00			
AMP 4	Operations	1406	138	62,100.00			
	OPERATIONS SUBTOTAL		337	151,650.00			
AMP Wide	MANAGEMENT IMPROVEMENTS	1408		3,000.00			
COCC	ADMINISTRATION (10% Limit)	1410		76,777.00			
AMP 1 Scattered Sites	Outside Consultants	1430		2,500.00			
AMP 1 Scattered Sites	Plans Printing, Project Fees	1430		500.00			
AMP 1 Scattered Sites	In Housing Const Inspect & Supervision	1430		1,500.00			
AMP 1 Scattered Sites	Salsihan Parking lot repair	1460	6	15,000.00			
	AMP 1 SUBTOTAL			19,500.00			
AMP 2 RLT	Outside Consultants	1430		4,750.40			
AMP 2 RLT	Plans Printing, Project Fees	1430		500.00			
AMP 2 RLT	In Housing Const Inspect & Supervision	1430		3,000.00			
AMP 2 RLT	Unit windows & doors	1460	62	224,000.00			
	AMP 2 SUBTOTAL			232,250.40			

<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.

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 II: Supporting Pages		PHA Name: Housing Authority of the City of Salem		Grant Type and Number Capital Fund Program Grant No: OR16P01150111 CFPP (Yes/No): No Replacement Housing Factor Grant No:		Federal FFY of Grant: 2011		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost Original	Revised <sup>1</sup>	Total Actual Cost Funds Obligated <sup>2</sup>	Funds Expended <sup>2</sup>	Status of Work
AMP 3	Outside Consultants	1430		0.00				
AMP 3	Plans Printing, Project Fees	1430		200.00				
AMP 3	In Housing Const Inspect & Supervision	1430		500.00				
AMP 3-Brush College	Electric Panel Replacement	1460	20	20,000.00				
AMP 3-Glen Creek	Electric Panel Replacement	1460	30	30,000.00				
	AMP 3 SUBTOTAL			50,700.00				
AMP 4	Outside Consultants	1430		10,000.00				
AMP 4	Plans Printing, Project Fees	1430		500.00				
AMP 4	In Housing Const Inspect & Supervision	1430		2,000.00				
AMP 4 - Shelton	ADA Site improvements	1450	Entire Site	50,000.00				
AMP 4 - Livingston	Electric Panel Replacement	1460	24	24,000.00				
AMP 4 - Meadowlark	Electric Panel Replacement	1460	30	30,000.00				
AMP 4 - Northgate	Electric Panel Replacement	1460	26	26,000.00				
AMP 4 - Shelton	Electric Panel Replacement	1460	28	28,000.00				
	AMP 4 SUBTOTAL			170,500.00				
AMP-Wide	Physical Needs Assessment	1430	All sites	1,000.00				
AMP-Wide	Environmental Review	1430		977.6				
AMP-Wide	Equipment	1475		0.00				
AMP-Wide	Relocation	1495.1		0.00				
AMP-Wide	Contingency	1502		61,422.00				
AMP-Wide	AMP-WIDE TOTAL			63,399.60				
	COMBINED TOTAL			767,777.00				

<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.

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

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
Expires 4/30/20011

<b>Part I: Summary</b>						
PHA Name/Number: Housing Authority of the City of Salem		Locality (City/County & State) Salem, Oregon			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
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
	AMP 1 Scattered Sites	Annual Statement	40,000.00	35,000.00	120,000.00	0.00
	AMP 2 Robert Lindsey Tower		0.00	250,000.00	0.00	109,400.00
	AMP 3 Brush College		150,000.00	0.00	0.00	0.00
	Glen Creek		0.00	160,000.00	30,000.00	0.00
	AMP 4 Livingston		80,000.00	0.00	150,000.00	50,000.00
	Meadowlark		0.00	0.00	0.00	24,000.00
	Northgate		80,000.00	0.00	0.00	230,000.00
	Orchard Village		0.00	0.00	0.00	0.00
	Shelton		90,000.00	0.00	150,000.00	0.00
B.	Physical Improvements Subtotal	Annual Statement	440,000.00	445,000.00	450,000.00	413,400.00
C.	Management Improvements (1408)		3,000.00	3,000.00	3,000.00	3,000.00
D.	AMP-Wide Non-dwelling Structures and Equipment		0.00	0.00	0.00	0.00
E.	Administration (1410)		76,777.00	76,777.00	76,777.00	76,777.00
F.	Other (1430)		34,441.60	29,441.60	24,441.60	61,041.60
G.	Operations (1406)		153,555.40	153,555.40	153,555.40	153,555.40
H.	Contingency (1502)		60,003.00	60,003.00	60,003.00	60,003.00
I.	Development		0.00	0.00	0.00	0.00
J.	Capital Fund Financing – Debt Service		0.00	0.00	0.00	0.00
K.	Total CFP Funds		767,777.00	767,777.00	767,777.00	767,777.00
L.	Total Non-CFP Funds		0.00	0.00	0.00	0.00
M.	Grand Total		767,777.00	767,777.00	767,777.00	767,777.00









**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 \_\_\_\_\_, 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.

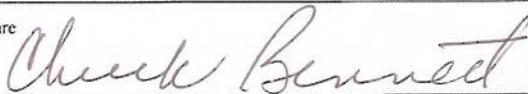
12. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.
13. The PHA will take appropriate affirmative action to award contracts to minority 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.

Housing Authority of the City of Salem  
 PHA Name

OR011  
 PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20\_\_ - 20\_\_  
 Annual PHA Plan for Fiscal Years 20\_\_ - 20\_\_

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
Chuck Bennett	Chair, Board of Commissioners
Signature	Date
	7/11/11

**Civil Rights Certification**

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

**Civil Rights Certification**

**Annual Certification and Board Resolution**

*Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioner, I approve the submission of the Plan for the PHA of which this document is a part and make the following certification and agreement with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:*

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

Housing Authority of the City of Salem

OR011

PHA Name

PHA Number/HA Code

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Chuck Bennett

Title

Chair, Board of Commissioners

Signature

*Chuck Bennett*

Date

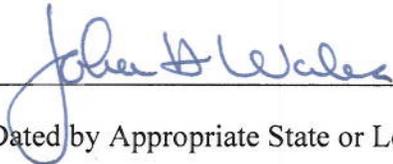
7/11/11

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

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

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

I, John Wales the Urban Development Director certify that the Five Year and  
Annual PHA Plan of the Housing Authority of Salem is consistent with the Consolidated Plan of  
the City of Salem prepared pursuant to 24 CFR Part 91.

  
\_\_\_\_\_  
Signed / Dated by Appropriate State or Local Official

# Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

Housing Authority of the City of Salem

Program/Activity Receiving Federal Grant Funding

Capital Fund Program (CFP)

Acting on behalf of the above named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

I certify that the above named Applicant will or will continue to provide a drug-free workplace by:

a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition.

b. Establishing an on-going drug-free awareness program to inform employees ---

(1) The dangers of drug abuse in the workplace;

(2) The Applicant's policy of maintaining a drug-free workplace;

(3) Any available drug counseling, rehabilitation, and employee assistance programs; and

(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

c. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph a.;

d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will ---

(1) Abide by the terms of the statement; and

(2) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;

e. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph d.(2) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federalagency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

f. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph d.(2), with respect to any employee who is so convicted ---

(1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or

(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

2. **Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. Identify each sheet with the Applicant name and address and the program/activity receiving grant funding.)

Check here  if there are workplaces on file that are not identified on the attached sheets.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Andy Wilch

Title

Housing and Social Services Administrator

Signature

*Andy Wilch*

Date

7/11/2011

X

HOUSING AUTHORITY OF THE CITY OF SALEM PROPERTIES  
Capital Fund Program  
Salem Housing Authority  
360 Church Street SE  
Salem OR 97301

Turnkey Sites

Orchard Village 3112 - 3122 Broadway NE  
Brush College Village 1562 - 1596 Brush College Rd NW  
Glen Creek Village 1262 - 1318 Orchard Hts Rd NW  
Meadowlark Village 4921 - 4979 Sunnyside Rd SE  
Livingston Village 2903 - 292973 Hawthorne Ave NE  
Shelton Village 2540 - 2594 Lee St SE  
Northgate Village 3501 - 3575 Hawthorne Ave NE

*(All properties are in the City of Salem unless otherwise noted.)*

Project 11-8

546, 548 16th St SE  
4145, 4210 Coolidge SE  
4184, 4214 Campbell Dr SE  
1179, 1181 Nebraska Av NE  
2276 Hyde St SE  
2460 Adams St SE  
5357, 59, 63, 65 Regan Ct SE  
4042, 4044 Arleta Ave NE (Keizer)  
985 McGilchrist SE  
1644 Liberty St NE  
4555 Dean St NE  
5306 Nestucca Ct S

Project 11-9

1015, 1025 Clearview N (Keizer)  
1293, 1295 15th St SE  
1824, 1828 Lansing NE  
4394, 96, 98 Campbell  
4859 Pennsylvania SE  
4857, 4861 Pennsylvania SE  
1453, 1455, 1457, 1459,  
1461, 1463 Salishan SE  
155, 56, 57, 58 Oakmont  
2295 Park Ave NE  
209 Browning SE  
2159 Maple Ave NE  
4552, 62, 72, 82 Pullman Ct SE  
4323 Campbell SE  
2415 Church St NE  
4668 Indiana Ave NE

Project 11-15 & 11-16

1430 Cunningham Ln SE  
4520 Sparrow Ct NE  
4550 Drake Ct NE  
4823 Carriage Ct NE  
5132, 5142 Sunnyside SE  
5589 Wain Ct S  
2490 Carlton NE  
3481 Williams NE  
1207, 1267 Lottie Ln NW  
909 Chickadee NE  
947 Ha-Mar Ave. NE  
3790 Crabgrass NE  
4335 Snowberry NE  
199 Marietta St SE  
660 Greencrest NE  
786 Royalty Dr NE  
4855 Pullman SE  
5346 Pike Ct S  
1415 Ragweed NE  
2423, 2443 47th Ave NE  
3770 Crabgrass NE  
5330 Alpha Ct SE  
5206 Edgecrest SE  
5325 Pike Ct NE  
1389 Parkway Dr NW  
1794 Whitcomb NW  
3050 Stortz Ave NE  
4570 Lark Ct NE  
4817 Capistrano Ct NE  
4913 Indiana Ave  
355 Royalty Dr NE  
4763 Regal Drive NE

# Certification of Payments to Influence Federal Transactions

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

Applicant Name

Housing Authority of the City of Salem

Program/Activity Receiving Federal Grant Funding

Capital Fund Program (CFP)

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

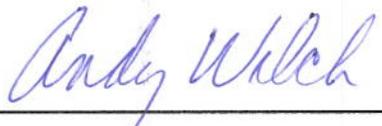
(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.  
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official  Andy Wilch	Title  Housing and Social Services Administrator
Signature  	Date (mm/dd/yyyy)  7/11/2011



## **f. Comments Received from Resident Advisory Board- Analysis and Decisions Made.**

### **3-28-11 Meeting with Housing Advisory Committee and Resident Advisory Board**

- Robert Barko (RAB)- suggested that SHA send a notice to Public Housing residents regarding the PHA Plan public hearing- including bulleted highlights of the 2011 plan.  
**SHA Decision-** SHA agreed, and a notice went out to Public Housing residents listing highlights of the plan.
- Betty Markey (HAC)- suggested that all acronyms be spelled out at their first instance in the plan.  
**SHA Decision-** SHA agreed, and revised the plan so that all acronyms were spelled out as they were introduced in the plan.
- Chuck Fisher (HAC)- warned that words such as “may”, “will” and “shall” have specific legal meaning in regulatory documents, and that the plan should be reviewed to assure that they were used appropriately.  
**SHA Decision-** SHA appreciated the comment, and edited the plan accordingly.
- Robert Barko (RAB)- suggested educating tenants regarding eligibility for various programs, so that if they are no longer eligible for one program, they might still qualify for another.  
**SHA Decision-** This is done on a case by case basis as Housing Specialists and Tenant Relations personnel advise individual clients.

### **5-23-11 Public Hearing with Housing Advisory Committee and Resident Advisory Board**

- Tami Fisher asked why strangulation was added to the violation chart and where SHA stands on medical marijuana. Phil Dean, Section 8 Supervisor answered, strangulation was added because it was requested by staff; and the Federal government does not recognize medical marijuana, so SHA does not either. Tami also asked how much notice would be given if SHA had to terminate HAP contracts. Phil Dean answered, we would try to give 60 days.
- Hawthorne Widening Project (eminent domain) – HUD approved the demolition disposition and the amount negotiated for the fence. The City increased the amount they were paying SHA by ten thousand dollars so they could include some cost of the fence. SHA will still have to pay four thousand out of the sale proceeds because the estimated fence cost is fourteen thousand. City is still twelve months away from actual project starting.
- HAC Members also discussed the current situation with the Hawthorne Widening Project. HAC does not believe they need to request commission review and recommendation of approval for permit of entry for utility relocation because they already approved the Hawthorne Widening Project.