

1.0	PHA Information PHA Name: <u>Hopewell Redevelopment and Housing Authority</u> PHA Code: <u>VA005</u> PHA Type: <input type="checkbox"/> Small <input type="checkbox"/> High Performing <input checked="" type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): <u>04/01/2011</u>																										
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: <u>490</u> Number of HCV units: <u>345</u>																										
3.0	Submission Type <input type="checkbox"/> 5-Year and Annual Plan <input checked="" type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only																										
4.0	PHA Consortia <input type="checkbox"/> PHA Consortia: (Check box if submitting a joint Plan and complete table below.)																										
	<table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th rowspan="2" style="width:35%;">Participating PHAs</th> <th rowspan="2" style="width:8%;">PHA Code</th> <th rowspan="2" style="width:15%;">Program(s) Included in the Consortia</th> <th rowspan="2" style="width:15%;">Programs Not in the Consortia</th> <th colspan="2" style="width:29%;">No. of Units in Each Program</th> </tr> <tr> <th style="width:14.5%;">PH</th> <th style="width:14.5%;">HCV</th> </tr> </thead> <tbody> <tr> <td>PHA 1:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>PHA 2:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>PHA 3:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program		PH	HCV	PHA 1:						PHA 2:						PHA 3:					
Participating PHAs	PHA Code					Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program																			
		PH	HCV																								
PHA 1:																											
PHA 2:																											
PHA 3:																											
5.0	5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.																										
5.1	Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years: Our mission is to promote adequate, safe and affordable housing; to enhance resident's quality of life, promoting economic opportunity and a suitable living environment free from discrimination.																										
5.2	Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan. See attached Goals and Objectives																										
6.0	PHA Plan Update (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: See attached 6.0 a (b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions. The public may obtain or view copies of the 5-Year and Annual PHA Plan at the HRHA main office, 350 East Poythress Street, Hopewell, VA or the HRHA maintenance office, 211 South Seventh Street, Hopewell, VA																										
7.0	Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. <i>Include statements related to these programs as applicable.</i> See attached 7.0.																										
8.0	Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.																										
8.1	Capital Fund Program Annual Statement/Performance and Evaluation Report. As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> , form HUD-50075.1, for each current and open CFP grant and CFFP financing. See attached 2011 Annual Statement; 2010 Performance and Evaluation Statement; 2009 Performance and Evaluation Stimulus Statement; 2009 Performance and Evaluation Report; 2008 Performance and Evaluation Report; and 2007 Performance and Evaluation Report.																										
8.2	Capital Fund Program Five-Year Action Plan. As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i> , form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan. See attached 2011-2015 Capital Fund Program Five-Year Action Plan																										
8.3	Capital Fund Financing Program (CFFP). <input type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements. N/A																										
9.0	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. See attached Housing Needs.																										

9.1	<p>Strategy for Addressing Housing Needs. Provide a brief description of the PHA’s strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan. See Attached Strategy for Addressing Housing Needs.</p>
10.0	<p>Additional Information. Describe the following, as well as any additional information HUD has requested.</p> <p>(a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA’s progress in meeting the mission and goals described in the 5-Year Plan. The HRHA has been able to maintain its mission to promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination through the utilization of previous Capital funds, ARRA grants and the proper application of our public housing policies.</p> <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA’s definition of “significant amendment” and “substantial deviation/modification”</p> <p>Substantial Deviation from the 5-year Plan:</p> <p>The Hopewell Redevelopment and Housing Authority’s (HRHA) Definition of Substantial Deviation and Significant Amendment or Modification is as follows:</p> <ul style="list-style-type: none"> ⊕ changes to rent or admissions policies or organization of the waiting list; ⊕ additions of non-emergency work items (items not intended in the current 5-Year Action Plan); and ⊕ any change with regard to demolition or disposition, designation, homeownership programs or conversion activities. <p>Significant Amendment or Modification to the Annual Plan:</p> <p>The Hopewell Redevelopment and Housing Authority’s (HRHA) Definition of Substantial Deviation and Significant Amendment or Modification is as follows:</p> <ul style="list-style-type: none"> ⊕ changes to rent or admissions policies or organization of the waiting list; ⊕ additions of non-emergency work items (items not intended in the current Annual Statement); and ⊕ any change with regard to demolition or disposition, designation, homeownership programs or conversion activities.
11.0	<p>Required Submission for HUD Field Office Review. In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. Note: Faxed copies of these documents will not be accepted by the Field Office.</p> <p>(a) Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i> (which includes all certifications relating to Civil Rights)</p> <p>(b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only)</p> <p>(c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only)</p> <p>(d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only)</p> <p>(e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (PHAs receiving CFP grants only)</p> <p>(f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.</p> <p>(g) Challenged Elements</p> <p>(h) Form HUD-50075.1, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only)</p> <p>(i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (PHAs receiving CFP grants only)</p>

11.0

- (f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan.
See attached
- (g) Challenged Elements
No challenges

5.2 Goals & Objectives

“progress the PHA has made in meeting the goals & objectives described in the **previous** 5-Year Plan.”

The HRHA has been able to promote safe and affordable housing and provide a suitable living environment by utilizing Capital Funds and ARRA funds to increase security, reduce vacancies, demolish obsolete units and improve PHAS scores.

5.2 Goals and Objectives.

HUD Strategic Goal: Strengthen the nation's housing market to bolster the economy and protect consumers.

HRHA Goal: Expand the supply of assisted housing

Objectives:

- Apply for additional rental vouchers
- Leverage private or other public funds to create additional housing opportunities
- Acquire or build units or developments

HRHA Goal: Improve the quality of assisted housing

Objectives:

- Improve public housing management
- Renovate or modernize public housing units
- Demolish or dispose of obsolete public housing
- Provide replacement public housing

HRHA Goal: Increase assisted housing choices

Objectives:

- Conduct outreach efforts to potential voucher landlords

HUD Strategic Goal: Utilize housing as a platform to improve quality of life.

HRHA Goal: Provide an improved living environment

Objectives:

- Implement public housing security improvements
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)

HUD Strategic Goal: Meet the need for quality affordable rental homes.

HRHA Goal: Promote self-sufficiency and asset development of assisted households

Objectives:

- Provide or attract supportive services to increase independence for the elderly or families with disabilities

HUD Strategic Goal: Build inclusive and sustainable communities free from discrimination.

HRHA Goal: Ensure equal opportunity and affirmatively further fair housing

Objectives:

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

Other HRHA Goals and Objectives:

- Enhance community revitalization capability
- Develop strategic partnerships/relationship with local/nation government, businesses and other organizations

Progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.

The HRHA has been able to promote safe and affordable housing and provide a suitable living environment by utilizing Capital Funds and ARRA funds to increase security, reduce vacancies, demolish obsolete units and improve PHAS scores.

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

HRHA has substantially reduced the number and turnover time of vacant units. Additional maintenance staff and improved monitoring of vacant units resulted in timely management of vacant unit turns. HRHA improved its overall Physical inspection score and was able to be removed from the “Physical Troubled” status for the Physical Assessment Subsystem rating. The agency managed to keep all HCVP participants on the program during a time of funding shortfalls. HCVP and Finance staff received training on voucher management to improve our overall ability to manage the voucher issuance and fund control processes. Outreach to new landlords continued with the enhanced use of email and daily phone contact.

Improve community quality of life and economic vitality.

HRHA used ARRA funds and other capital dollars to improve the interior of our elderly building with painting in the common areas and repairs to exterior door panic bars. Security cameras were enhanced in this building as well as in three of our family developments. Additional exterior lighting was used to enhance security and complement the camera placement. Two memorandums of agreement between the Hopewell Police Department and HRHA were put into effect to enhance tenant security and authorize the police to act as agents of the authority on our properties. Monthly meetings at all levels of authority in both organizations are held to keep each abreast of reported criminal and lease concerns. A noted reduction in reported crime has resulted on all HRHA properties.

Promote self-sufficiency and asset development of families and individuals.

HRHA has obtained grants from a local foundation to conduct Nursing Aid Training for the past six years. This program has graduated 49 students most of whom have been able to obtain employment. This program is ongoing. Additionally, the Department of Social Services has on-site training at one of our properties for tenants and other DSS clients requiring economic self-sufficiency training. HRHA participates in the “JOBS” program sponsored by the local Chamber of Commerce which allows our student-resident to intern in a HRHA office during the summer. The students gain valuable skills while also earning summer income.

Ensure Equal Opportunity to Housing for all Americans.

HRHA ensured that waiting list openings and closings were properly listed in the local newspaper. Additionally, the agency publishes a quarterly newsletter which is distributed to all residents, the local newspaper, the city manager’s office, the local school administration and several business partners in the city. Tenant council meetings in our communities are attended on a monthly basis to distribute information and answer questions. All HRHA publications clearly identify HRHA as an Equal Opportunity Houser.

6.0 a “Identify all PHA Plan elements that have been revised since its last Annual Plan Submission.”

- Received \$996,557 in CFRG (ARRA). Obligated 100% prior to March 17, 2010, expended \$996,557 by January 31, 2011.
- Implemented ARRA Procurement requirements for “Buy American”.
- As troubled PHA submitted OSAR & ESAR reports for projects in 2009 CFRG program
- Removed from “troubled status” on February 3, 2010.
- Updated ACOP by including VAWA provisions
- VAWA – will expand current efforts working with local shelters to include police dept’s victim/witness program.
- Financial Resources - no changes current or planned
- Rent determination – no changes current or planned
- Grievance procedures - added resident input period to monthly board meeting agenda
- Designated housing - no changes current or planned
- Community services – sponsor and coordinate a nursing aide program
- Safety/crime – added security lighting and cameras, implemented MOA for local police to use drug dogs on property and act as HRHA partners with police to provide housing for one officer in each development.
- Pets - no changes current or planned
- FY Audit – there were no comments or findings in the most recent audit for the year ending 3/31/2010
- Asset management – books and financial functions converted
- Maintenance personnel and AMP Managers assigned and report to each AMP as of May 2010.
- Utilized Military volunteers to erect handicap ramp for resident.

VAWA

In addition to working with the Victim Witness Program, the Hopewell Redevelopment and Housing Authority will work in partnership with the James House to develop educational information and a program for residents of the Authority's public housing properties regarding domestic and dating violence, sexual assault and stalking. The James House is a 501 (c) (3) non-profit organization located in the City of Hopewell that provides support, advocacy and education for people in the Tri-Cities area of Virginia affected by sexual violence, domestic violence and stalking, to empower them to become healthy, safe, and self-sufficient. Their services include a 24-hour crisis line, emergency shelter, court and hospital accompaniment, safety planning, private counseling, support groups, case management, a resource library, transitional services, food vouchers, emergency pet placement, and referrals to community resources.

Additionally, the Authority's Admissions and Continued Occupancy Policy (ACOP) contains a Violence Against Women Act (VAWA) provisions that assist victims of such acts. The ACOP states that the HRHA "may not deny admission to a public housing project to any applicant on the basis that the applicant is or has been the victim of domestic violence, dating violence, or stalking."

The ACOP further states that "an incident or incidents of actual or threatened domestic violence, dating violence, or stalking will not be considered to be a "serious or repeated" violation of the lease by the victim or threatened victim of that violence and will not be good cause for terminating the tenancy or occupancy rights of the victim of that violence."

The ACOP also states that "tenancy will not be terminated as a result of criminal activity, if that criminal activity is directly related to domestic violence, dating violence or stalking engaged in by a member of household, a guest or another person under tenants control, and tenant or an immediate family member is the victim."

Section 7.0 Attachment

HRHA, through a CDBG from the City of Hopewell, VA demolished the following structures in Langston Park, VA5-05:

1001/1003 and 1005/1007 2 bldgs, 4 units 5/2005

1017/1019, 1024/1026, 1040/104, 3 bldgs 6 units 7/2008

HRHA anticipates further demolition of buildings in Langston Park, VA5-05 in FY 2011 due to foundation settlement caused by shrink/swell soils.

HRHA and the City of Hopewell, VA have applied for a Choice Neighborhood Planning Grant for the area around and including AMP 2, Thomas Rolfe Court and Thomas Rolfe Extension.

Attached is the HRHA Repositioning Strategy adopted by the Board on May 26, 2010. This is guiding document for future development of the HRHA.

AMP	Development	Year Built	Location	Marketability	General Condition	Units	Method	Timing	Recommendation	Comments
AMP 1	Davisville	1941	Below Average	Average	Fair	96	Leverage Mixed Finance Rehab	Hold and Review Annually	Rehab and maintain	Site is the major weakness of the project. Isolated and surrounded by industrial uses. Units are adequate and could continue to operate in the near term on an interim basis.
AMP 1	Edward Bland Court	1953	Below Average	Average	Fair	24	Leverage Mixed Finance Rehab	Hold and Review Annually	Rehab and maintain	Site is the major weakness of the project. Isolated and surrounded by industrial uses. Units are adequate and could continue to operate in the near term on an interim basis.
AMP 2	Thomas Rolfe Court	1953	Good	Average	Poor	76	Leverage Mixed Finance Mixed Income New Construction/Redev elopment	Now	Redevelop; add additional units and mix incomes	Demolition and Redevelopment. 75% non-public housing LIHTC and 25% public housing. Good location near center of town. Housing is in need of modernization. Could support compatible tax credit housing. Location might support some market rate housing.
AMP 2	Thomas Rolfe Court Ext.	1962	Good	Average	Poor	60	Leverage Mixed Finance Mixed Income New Construction/Redev elopment	Now	Redevelop; add additional units and mix incomes	Demolition and Redevelopment. 75% non-public housing LIHTC and 25% public housing. Good location near center of town. Housing is in need of modernization. Could support compatible tax credit housing. Location might support some market rate housing.
AMP 3	Kippax	1973	Average	Average	Fair	100	Leverage Mixed Finance Rehab	Soon	Maintain in inventory, Rehab	Adequate senior housing in need of typical upgrades and modernization. Studio apartments have marketability issues. Location is a positive marketing factor although some properties in the area are unsightly. Consider ways to consolidate studios into combined units.
AMP 4	Langston Park	1962	Good	Average	Poor	30	Leverage Mixed Finance Rehab	Now	Redevelop and increase unit density	Reoccurring foundation issues and low unit density at the site make this one a redevelopment candidate. Langston Park has a good location for housing usage and could be upgraded and modernized with a variety of housing program. Demolition and redevelopment.
AMP 4	Piper Square	1982	Good	Above Average	Fair	104	Leverage Mixed Finance Rehab	Hold	Maintain in inventory, Rehab	Location is proximate to growth and Fort Lee, major job generator. Designs are adequate. Consider for expansion.
HRHA Repositioning Strategy					Total	490				

revised by Board April 14, 2010

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

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

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>VA36P005501-11</u>		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2011</u> FFY of Grant Approval: <u>2011</u>	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	77,942.00			
3	1408 Management Improvements	77,942.00			
4	1410 Administration (may not exceed 10% of line 21)	77,942.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	120,000.00			
11	1465.1 Dwelling Equipment—Nonexpendable	335,597.00			
12	1470 Non-dwelling Structures	40,000.00			
13	1475 Non-dwelling Equipment	50,000.00			
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	779,423.00			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

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

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HOPEWELL HOUSING

11/24/2010 14:59 1

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>YA36P005501-11</u>		Replacement Housing Factor Grant No: FY of Grant: <u>2011</u> FY of Grant Approval: <u>2011</u>	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
Signature of Executive Director <i>Stew A. Barber</i>		Date <i>2/18/11</i>		Signature of Public Housing Director Date	

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36P005501-11 Replacement Housing Factor Grant No:			CFFP (Yes/ No): 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		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ₂	Funds Expended ₂	
HA Wide	Housing operations	1406		77,942.00				
	Pro-rate staff allocations	1408		77,942.00				
	Administration	1410		77,942.00				
	Subtotal			233,826.00				
AMP -2	Replace roof Maintenance Building	1470	LS	40,000.00				
	Replace HVAC Maintenance Building	1475	LS	50,000.00				
	Subtotal			90,000.00				
AMP -3	Repair leaking windows	1460	84	120,000.00				
	Upgrade one elevator	1465	LS	100,000.00				
	Upgrade emergency generator	1465	LS	100,000.00				
	Upgrade HVAC equipment	1465	LS	135,597.00				
	Subtotal			455,597.00				
	Grand Total			779,423.00				

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

² To be completed for the Performance and Evaluation Report.

Part I: Summary

PHA Name/Number Hopewell Redevelopment and Housing Authority/VA -005		Locality (City/County & State) Hopewell/ VA			<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 FFY2012	Work Statement for Year 3 FFY 2013	Work Statement for Year 4 FFY 2014	Work Statement for Year 5 FFY 2015
	VA 5-01 Davisville/Bland Court	Annual Statement	141,720	141,720	141,720	141,720
	VA 5-02 Thomas Rolfe/Extension		160,470	160,470	160,470	160,470
	VA 5-03 Kippax Place		118,300	118,300	118,300	118,300
	VA 5-04 Langston Park/Piper Square		165,141	165,141	165,141	165,141
	PHA Wide projects		208,792	208,792	208,792	208,792
	Total	794,423	794,423	794,423	794,423	794,423
B.	Physical Improvements Subtotal	Annual Statement				
	VA 5-01		88,773	88,773	88,773	88,773
	VA 5-02		100,512	100,512	100,512	100,512
	VA 5-03		74,100	74,100	74,100	74,100
	VA 5-04		103,446	103,446	103,446	103,446
C.	Management Improvements					
	VA 5-01		18,876	18,876	18,876	18,876
	VA 5-02		21,372	21,372	21,372	21,372
	VA 5-03		15,756	15,756	15,756	15,756
	VA 5-04		21,996	21,996	21,996	21,996
D.	PHA-Wide Non-dwelling Structures and Equipment		143,592	143,592	143,592	143,592
E.	Administration		78,000	78,000	78,000	78,000
F.	Other					
G.	Operations		78,000	78,000	78,000	78,000
H.	Demolition		50,000		50,000	
I.	Development			50,000		50,000
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		794,423	794,423	794,423	794,423
L.	Total Non-CFP Funds					
M.	Grand Total	794,423	794,423	794,423	794,423	794,423

Part I: Summary (Continuation)

PHA Name/Number HRHA/ VA05		Locality Hopewell, VA		<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:		
A.	Development Number and Name PHA wide projects	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 FFY2015
	Total computer system upgrade	Annual Statement	50,000	50,000	50,000	50,000
	Resident Initiative Coordinator		78,000	78,000	78,000	78,000
	Community Safe Neighborhoods-crime prevention (staff allocation)		78,000	78,000	78,000	78,000
	Technical Salaries		0	0	0	0
	Non-technical salaries		0	0	0	0
	Employee Benefits contributions		0			
	Engineering Fees		69,000	69,000	69,000	69,000
	Vehicles		20,000	20,000	20,000	20,000
	Extermination (devices)		30,000	30,000	30,000	30,000
	Unit Winterization		30,000	30,000	30,000	30,000

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012			Work Statement for Year: 3 FFY 2013		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	Davisville-Bland Court/VA 5-1			Davisville-Bland Court/VA 5-1		
Annual	Front/rear door replacement	176	193,248	Replace cloth lines/poles	80	12,000
Statement	Installation of sewage lines	800 LF	27,688	Installation of canopies	20	38,000
	Replace smoke detectors	180	39,874	Roof Mounted condenser	96	288,000
	Thomas Rolfe Court-Extension/VA 5-2			Thomas Rolfe Court-Extension/VA 5-2		
	Gas Fired furnace	60	117,795	Exterior Light fixtures	30	45,000
	Sidewalk repair	1165 LF	58,065	Grounds improvements	10,000 SY	91,100
	Remove and replace retaining walls	75 LF	42,144	Gutters/downspouts	4200/2320 LF	87,754
	Tree removal	10	100,000	Gas-fired furnace	60	117,795
	Kippax Place/VA 5-3			Kippax Place/VA 5-3		
	Interior painting (common areas)	850 SF	15,000	Upgrade communication system	1	15,000
	Repair façade brick exterior	200 SF	25,000	Replace ranges, refrigerators	100/100	116,081
	Chiller, HVAC	1	99,920			
	Piper Square-Langston Park/VA 5-4			Piper Square-Langston Park/VA 5-4		
	Vinyl Tile replacement	3600 SY	234,000	Kitchen countertops	36	44,038

	Demolition of three (3) buildings	3	60,000	Replace ranges, refrigerators	36/36	39,000
	Cabinets and bases	540	20,869	Bath vanities	30	23,076
	Subtotal of Estimated Cost		\$1,033,603	Subtotal of Estimated Cost		\$916,844

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2011	Work Statement for Year 4 FFY 2014			Work Statement for Year: 5 FFY 2015		
	Development Number/Name General Description of Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	Davisville-Bland Court/VA 5-1			Davisville-Bland Court/VA 5-1		
Annual	Replace ranges, refrigerators	96/96	100,900	Replace shingles	534 SQ	180,092
Statement	High Efficiency toilets	120	36,000	Termite damage inspection	1000 SF	19,250
	Interior doors	372	139,872			
	Thomas Rolfe Court-Extension/VA 5-2			Thomas Rolfe Court-Extension/VA 5-2		
	Replace shingles	590 SQ	198,978	Remove and replace retaining wall	75 LF	42,144
	High Efficiency toilets	136	40,800	Replace vinyl tile	5000 SY	325,000
	Gutters/rain guards		25,000	Refrigerators	136	80,595
				Seal coat and stripe asphalt	10,000 SF	5,823
	Kippax Place/VA 5-3			Kippax Place/VA 5-3		
	Interior painting (units)	100	59,000	HVAC upgrade	100	350,000
	Condenser	3	7,935	Common area renovation	4	15,000
	High Efficiency toilets	100	30,000	Replace carpet	300 SY	15,054
	ADA restrooms	2	18,500			
	Piper Square-Langston Park/VA 5-4			Piper Square-Langston Park/ VA 5-4		
	HVAC study	1	10,000	Demolition Langston Park	5	200,000
	Smoke detectors	127	28,133	Relocation activities	30 tenants	35,000
	H/C access ramps	40	19,202	High Efficiency toilets	100	30,000

	Subtotal of Estimated Cost	\$714,320	Subtotal of Estimated Cost	\$1,297,958	

Part III: Supporting Pages – Management Needs Work Statement(s)

Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012		Work Statement for Year: 3 FFY 2013	
	Development Number/Name General Description of Major Work Categories	Estimated Cost	Development Number/Name General Description of Major Work Categories	Estimated Cost
See	Davisville-Bland Court/VA 5-1		Davisville-Bland Court/VA 5-1	
Annual Statement	Computer Hardware and software upgrades	20,000	Computer Hardware and software upgrades	20,000
	A&E Consulting fees	25,000	A&E Consulting fees	25,000
	Staff training and training equipment	20,000	Staff training and training equipment	20,000
	PM program	5,000	PM program	5,000
	Thomas Rolfe Court-Extension/VA 5-2		Thomas Rolfe Court-Extension/VA 5-2	
	Computer Hardware and software upgrades	20,000	Computer Hardware and software upgrades	20,000
	A&E Consulting fees	25,000	A&E Consulting fees	25,000
	Staff training and training equipment	20,000	Staff training and training equipment	20,000
	PM program	5,000	PM program	5,000
	Kippax Place/VA 5-3		Kippax Place/VA 5-3	
	Computer Hardware and software upgrades	10,000	Computer Hardware and software upgrades	10,000
	A&E Consulting fees	25,000	A&E Consulting fees	25,000
	Staff training and training equipment	10,000	Staff training and training equipment	10,000
	PM program	5,000	PM program	5,000
	Piper Square-Langston Park/VA 5-4		Piper Square-Langston Park/VA 5-4	
	Computer Hardware and software upgrades	15,000	Computer Hardware and software upgrades	15,000
	A&E Consulting fees	25,000	A&E Consulting fees	25,000
	Staff training and training equipment	20,000	Staff training and training equipment	20,000
	PM program	5,000	PM program	5,000
	Subtotal of Estimated Cost	\$255,000	Subtotal of Estimated Cost	\$255,000

Part III: Supporting Pages – Management Needs Work Statement(s)				
Work Statement for Year 1 FFY 2011	Work Statement for Year 4 FFY 2014		Work Statement for Year: 5 FFY 2015	
	Davisville-Bland Court/VA 5-1	Estimated Cost	Development Number/Name General Description of Major Work Categories	Estimated Cost
See	Computer Hardware and software upgrades		Davisville-Bland Court/VA 5-1	
Annual	A&E Consulting fees	20,000	Computer Hardware and software upgrades	20,000
Statement	Staff training and training equipment	25,000	A&E Consulting fees	25,000
	PM program	20,000	Staff training and training equipment	20,000
	Thomas Rolfe Court-Extension/VA 5-2	5,000	PM program	5,000
	Computer Hardware and software upgrades		Thomas Rolfe Court-Extension/VA 5-2	
	A&E Consulting fees	20,000	Computer Hardware and software upgrades	20,000
	Staff training and training equipment	25,000	A&E Consulting fees	25,000
	PM program	20,000	Staff training and training equipment	20,000
	Kippax Place/VA 5-3	5,000	PM program	5,000
	Computer Hardware and software upgrades		Kippax Place/VA 5-3	
	A&E Consulting fees	10,000	Computer Hardware and software upgrades	10,000
	Staff training and training equipment	25,000	A&E Consulting fees	25,000
	PM program	10,000	Staff training and training equipment	10,000
	Piper Square-Langston Park/VA 5-4	5,000	PM program	5,000
	Computer Hardware and software upgrades		Piper Square-Langston Park/VA 5-4	
	A&E Consulting fees	15,000	Computer Hardware and software upgrades	15,000
	Staff training and training equipment	25,000	A&E Consulting fees	25,000
	PM program	20,000	Staff training and training equipment	20,000
	Subtotal of Estimated Cost	5,000	PM program	5,000
	Subtotal of Estimated Cost	\$255,000	Subtotal of Estimated Cost	\$255,000

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

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

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36P005501-10		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2010</u> FFY of Grant Approval: <u>2010</u>	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending:9/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	79,442.00	79,442.00		
3	1408 Management Improvements	79,442.00	79,442.00		
4	1410 Administration (may not exceed 10% of line 21)	79,442.00	79,442.00	77,942.00	77,942.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	175,000.00	175,000.00		
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment—Nonexpendable	336,097.00	336,097.00		
12	1470 Non-dwelling Structures	15,000.00	15,000.00		
13	1475 Non-dwelling Equipment	15,000.00	15,000.00		
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	779,423.00	779,423.00	77,942.00	77,942.00
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

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

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HOPEWELL HOUSING

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Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>VA36P005501-10</u>		Replacement Housing Factor Grant No: FFY of Grant: 2010 FFY of Grant Approval: 2010	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: 9/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
Signature of Executive Director <i>Steven A. Berber</i>		Date 2/18/11		Signature of Public Housing Director Date	

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36P005501-10 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: 2010	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ₂	Funds Expended ₂	
HA Wide	Housing operations	1406		79,442.00	79,442.00			
	Pro-rate staff allocations	1408		79,442.00	79,442.00			
	Development Director	1410		79,442.00	79,442.00	77,942.00	77,942.00	
	Sub total			238,326.00	238,326.00	77,942.00	77,942.00	
AMP - 1	Landscape & trees	1450	50 cy 10	45,000.00	45,000.00			
	Property signage	1450	2 EA	5,000.00	5,000.00			
	Sub total			50,000.00	50,000.00			
AMP -2	Trim Trees	1450	25	25,000.00	25,000.00			
	Erosion Control & landscaping	1450	200 cy	25,000.00	25,000.00			
	Replace HVAC MB	1470	LS	15,000.00	15,000.00			
	Replace roof MB	1475	LS	15,000.00	15,000.00			
	Sub total			80,000.00	80,000.00			
AMP - 3	Replace HVAC equip	1465	LS	235,000.00	235,000.00			
	Replace emergency generator	1465	LS	101,097.00	101,097.00			
	Sub total			336,097.00	336,097.00			
AMP - 4	Erosion Control & landscaping	1450	300 cy	75,000.00	75,000.00			
	Sub total			75,000.00	75,000.00			
	Grand Total			779,423.00	779,423.00	77,942.00	77,942.00	

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Hopewell Redevelopment and Housing Authority				VA36P005501-10	
					Federal FFY of Grant: 2010
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
HA Wide	7/14/2012		7/14/2014		
AMP - 1	7/14/2012		7/14/2014		
AMP - 2	7/14/2012		7/14/2014		
AMP - 3	7/14/2012		7/14/2014		
AMP - 4	7/14/2012		7/14/2014		

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

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

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

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36S005501-09		FFY of Grant: 2009 FFY of Grant Approval: 2009 S	
Replacement Housing Factor Grant No:					
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending:1/31/2011 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	99,557.00	5,750.00	5,750.00	5,750.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	100,000.00	113,982.00	113,982.00	113,982.00
8	1440 Site Acquisition				
9	1450 Site Improvement	225,000.00	246,958.00	246,958.00	246,958.00
10	1460 Dwelling Structures	572,000.00	629,867.00	629,867.00	629,867.00
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	996,557.00	996,557.00	996,557.00	996,557.00
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

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

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

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HOPEWELL HOUSING

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Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: YA36S005501-09		Replacement Housing Factor Grant No: FFY of Grant: 2009 FFY of Grant Approval: 2009	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 1/31/2011 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
Signature of Executive Director <i>Allen A. Belan</i>		Date 2/18/11		Signature of Public Housing Director Date	

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36S005501-09 Replacement Housing Factor Grant No:			CFFP (Yes/ No): 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 ¹	Funds Obligated ₂	Funds Expended ₂	
PHA-Wide	Prorated salaries	1410		99,557.00	5,750.00	5,750.00	5,750.00	Complete
	A/E, PNA, Planning	1430		100,000.00	113,982.00	113,982.00	113,982.00	Complete
	Unit Weatherization	1460		120,000.00	0.00	0.00	0.00	Delete
	Sub total			319,557.00	119,732.00	119,323.00	119,732.00	
AMP – 1	Sidewalk repair	1450		55,400.00	20,029.00	20,029.00	20,029.00	Complete
	Parking lot resurfacing	1450		42,600.00	95,920.00	95,920.00	95,920.00	Complete
	Sub total			98,000.00	147,744.00	147,744.00	147,744.00	
AMP – 2	High-efficiency toilets	1460		52,400.00	0.00	0.00	0.00	Delete
	Gutters & downspouts	1460		25,000.00	0.00	0.00	0.00	Delete
	Sidewalk replacement	1450		51,000.00	131,009.00	131,009.00	131,009.00	Complete
	Exterior lighting	1460		35,000.00	0.00	0.00	0.00	Delete
	Foundation repairs	1460		120,000.00	92,383.00	92,383.00	92,383.00	Complete
	Sub total			283,400.00	223,392.00	223,392.00	223,392.00	
AMP -3	High-efficiency toilets	1460		40,000.00	0.00	0.00	0.00	Delete
	Exterior lighting	1460		12,000.00	0.00	0.00	0.00	Delete
	Paint common areas	1460		50,000.00	139,772.00	139,772.00	139,772.00	Complete
	Masonry repairs	1460		0.00	43,423.00	43,423.00	43,423.00	Complete
	Sub total			102,000.00	186,195.00	186,195.00	186,195.00	

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

² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36S005501-09 Replacement Housing Factor Grant No:			CFFP (Yes/ No): 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 ¹	Funds Obligated ₂	Funds Expended ₂	
AMP – 4	High-efficiency toilets	1460		39,600.00	0.00	0.00	0.00	Delete
	Sidewalk replacement	1450		76,000.00	0.00	0.00	0.00	Delete
	Gutter/rain guards	1460		25,000.00	0.00	0.00	0.00	Delete
	Exterior lighting	1460		53,000.00	135,588.00	135,588.00	135,588.00	Complete
	CCTV security system	1460		0.00	96,673.00	96,673.00	96,673.00	Complete
	Power washing exterior buildings	1460		0.00	29,407.00	29,407.00	29,407.00	Complete
	Masonry repairs	1460		0.00	57,826.00	57,826.00	57,826.00	Complete
	Sub total			193,600.00	319,494.00	319,494.00	319,494.00	
	Grand Total			996,557.00	996,557.00	996,557.00	996,557.00	

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Hopewell Redevelopment and Housing Authority VA36S005501-09					Federal FFY of Grant: 2009
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
HA Wide	3/17/2010	3/17/2010	3/17/2012	1/31/2011	
AMP - 1	3/17/2010	3/17/2010	3/17/2012	1/31/2011	
AMP - 2	3/17/2010	3/17/2010	3/17/2012	1/31/2011	
AMP - 3	3/17/2010	3/17/2010	3/17/2012	1/31/2011	
AMP - 4	3/17/2010	3/17/2010	3/17/2012	1/31/2011	

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

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

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

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36P005501-09		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2009</u> FFY of Grant Approval: <u>2009</u>	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending:9/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	78,083.00	78,083.00	78,083.00	78,083.00
3	1408 Management Improvements	78,083.00	78,083.00	0.00	0.00
4	1410 Administration (may not exceed 10% of line 21)	78,083.00	78,083.00	78,083.00	78,083.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	135,000.00	135,000.00	0.00	0.00
8	1440 Site Acquisition				
9	1450 Site Improvement	140,000.00	140,000.00	0.00	0.00
10	1460 Dwelling Structures	186,582.00	186,582.00	24,867.00	24,867.00
11	1465.1 Dwelling Equipment—Nonexpendable	45,000.00	45,000.00	12,180.00	12,180.00
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment	40,000.00	40,000.00	0.00	0.00
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	780,831.00	780,831.00	193,213.00	193,213.00
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

¹ To be completed for the Performance and Evaluation Report.

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⁴ RHF funds shall be included here.

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

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

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 HOPEWELL HOUSING
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Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36P005501-09		Replacement Housing Factor Grant No: FFY of Grant: 2009 FFY of Grant Approval: 2009	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending:9/30/2010 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
Signature of Executive Director <i>Stew A. Berlin</i>		Date 2/18/11		Signature of Public Housing Director Date	

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36P005501-09 Replacement Housing Factor Grant No:			CFFP (Yes/ No): 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 ¹	Funds Obligated ₂	Funds Expended ₂	
PHA-Wide	Operations	1406		78,083.00	78,083.00	78,083.00	78,083.00	Complete
	Management improvement	1408		78,083.00		0.00	0.00	0% Complete
	Administration	1410		78,083.00	78,083.00	78,083.00	78,083.00	Complete
	A/E services, planning physical needs	1430		135,000.00		0.00	0.00	0% Complete
	Sub total			369,249.00	156,166.00	156,166.00	156,166.00	
AMP – 1	Range hoods	1460		47,000.00		0.00	0.00	0% Complete
	Roof replacement	1460		30,282.00		0.00	0.00	0% Complete
	Sub total			77,282.00		0.00	0.00	
AMP – 2	Retaining wall TRE	1450		40,000.00		0.00	0.00	0% Complete
	Range hoods	1460		37,300.00		0.00	0.00	0% Complete
	Sub total			77,300.00		0.00	0.00	
AMP -3	HVAC controls replace	1460		28,000.00		0.00	0.00	0% Complete
	Facade brick re-pointing	1460		44,000.00	24,867.00	24,867.00	24,867.00	0% Complete
	Sub total			72,000.00	24,867.00	24,867.00	24,867.00	
AMP – 4	Park lot sealing & striping	1450		90,000.00		0.00	0.00	0% Complete
	Landscaping	1450		10,000.00		0.00	0.00	0% Complete
	DHW, range, refrigerator	1465		45,000.00	12,180.00	12,180.00	12,180.00	26% Complete
	Sub total			145,000.00	12,180.00	12,180.00	12,180.00	

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

² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36P005501-09 Replacement Housing Factor Grant No:			CFFP (Yes/ No): 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 ¹	Funds Obligated ₂	Funds Expended ₂	
HA Wide Nondwelling Equipment	Maintenance vehicles (2)	1475		40,000.00		0.00	0.00	0% Complete
	Sub total			40,000.00		0.00	0.00	
	Grand Total			780,831.00	193,213.00	193,213.00	193,213.00	

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Hopewell Redevelopment and Housing Authority				VA36P005501-09	
				Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
HA Wide	9/14/2011		9/14/2013		
AMP - 1	9/14/2011		9/14/2013		
AMP - 2	9/14/2011		9/14/2013		
AMP - 3	9/14/2011		9/14/2013		
AMP - 4	9/14/2011		9/14/2013		

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

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36P005501-08		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2008</u>	
				FFY of Grant Approval: <u>2008</u>	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 9/30/2010		<input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	78,410.00	78,410.00	78,410.00	78,410.00
3	1408 Management Improvements	156,820.00	156,820.00	156,820.00	85,719.00
4	1410 Administration (may not exceed 10% of line 21)	156,820.00	138,771.00	138,771.00	80,729.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	56,116.00	56,116.00	56,116.00	16.850
8	1440 Site Acquisition				
9	1450 Site Improvement	0.00	260,418.00	260,418.00	266,418.00
10	1460 Dwelling Structures	239,127.00	96,758.00	96,758.00	96,758.00
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures	100,000.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	787,293.00	787,293.00	787,293.00	618,884
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				

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36P005501-08		Replacement Housing Factor Grant No: FFY of Grant: <u>2008</u> FFY of Grant Approval: <u>2008</u>	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 9/30/2010 <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
Signature of Executive Director <i>Steven A. Berha</i>		Date <i>2/18/11</i>		Signature of Public Housing Director Date	

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36P005501-08 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: 2008	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
HA-Wide	Operations	1406		78,410.00	78,410.00	78,410.00	78,410.00	Complete
	Management improvements	1408		156,820.00	156,820.00	156,820.00	85,719.00	55% Complete
	Administration	1410		156,820.00	138,771.00	138,771.00	80,729.00	57% Complete
	Fees & costs	1430		56,116.00	56,116.00	56,116.00	16,850.00	30% Complete
	Sub total			448,166.00	430,117.00	430,117.00	261,708.00	
AMP – 1	Site improvement	1450		0.00	43,737.00	43,737.00	43,737.00	Complete
	Dwelling structures	1460		59,782.00	13,587.00	13,587.00	13,587.00	Complete
	Sub total			59,782.00	57,324.00	57,324.00	57,324.00	
AMP – 2	Site improvement	1450		0.00	81,657.00	81,657.00	81,657.00	Complete
	Dwelling structures	1460		59,782.00	11,787.00	11,787.00	11,787.00	Complete
	Sub total			59,782.00	93,444.00	93,444.00	93,444.00	
AMP -3	Dwelling structures	1460		59,782.00	61,398.00	61,398.00	61,398.00	Complete
	Sub total			59,782.00	61,398.00	61,398.00	61,398.00	
AMP – 4	Site Improvement	1450		0.00	135,024.00	135,024.00	135,024.00	Complete
	Dwelling structures	1460		59,781.00	9,986.00	9,986.00	9,986.00	Complete
	Sub total			59,781.00	145,010.00	145,010.00	145,010.00	
HA Wide	Non-dwelling structures	1470		100,000.00	0.00	0.00	0.00	Delete
	Sub total			100,000.00	0.00	0.00	0.00	
	Grand Total			787,293.00	787,293.00	787,293.00	618,884.00	

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Hopewell Redevelopment and Housing Authority				VA36P005501-08	
				Federal FFY of Grant: 2008	
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
HA Wide	6/12/2010	6/12/2010	6/12/2012		
AMP - 1	6/12/2010	6/12/2010	6/12/2012		
AMP - 2	6/12/2010	6/12/2010	6/12/2012		
AMP - 3	6/12/2010	6/12/2010	6/12/2012		
AMP - 4	6/12/2010	6/12/2010	6/12/2012		

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

Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: VA36P005501-07		Replacement Housing Factor Grant No:	
				FFY of Grant: <u>2007</u> FFY of Grant Approval: <u>2007</u>	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending:9/31/2010				<input type="checkbox"/> Final Performance and Evaluation Report	
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	78,410.00	78,410.00	78,410.00	78,410.00
3	1408 Management Improvements	156,820.00	156,820.00	156,820.00	153,095.00
4	1410 Administration (may not exceed 10% of line 21)	156,820.00	156,820.00	156,820.00	78,693.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	56,116.00	20,333.00	20,333.00	20,333.00
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	235,935.00	332,924.00	332,924.00	332,924.00
11	1465.1 Dwelling Equipment—Nonexpendable	100,000.00	38,794.00	38,794.00	38,754.00
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	784,101.00	784,101.00	784,101.00	702,248.00
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

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

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

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Part I: Summary					
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Date of CFFP Program Grant No: <u>VA36P005501-07</u>		Replacement Housing Factor Grant No: _____	
				FFY of Grant: 2007	
				FFY of Grant Approval: 2007	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 9/31/2010 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost¹	
		Original	Revised²	Obligated	Expended
Signature of Executive Director <i>Steven A. Barber</i>		Date 2/18/11		Signature of Public Housing Director _____	
				Date _____	

Part II: Supporting Pages								
PHA Name: Hopewell Redevelopment and Housing Authority		Grant Type and Number Capital Fund Program Grant No: VA36P005501-07 Replacement Housing Factor Grant No:			CFFP (Yes/ No): No		Federal FFY of Grant: 2007	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
HA-Wide	Operations	1406		78,410.00	78,410.00	78,410.00	78,410.00	Complete
	Management improvements	1408		156,820.00	156,820.00	156,820.00	153,095.00	98% Complete
	Administration	1410		156,820.00	156,820.00	156,820.00	78,693.00	50% Complete
	Fees & costs	1430		56,116.00	20,333.00	20,333.00	20,333.00	Complete
	Sub total			448,166.00	412,383.00	412,383.00	330,531.00	
AMP – 1	Dwelling structures	1460		58,984.00	53,394.00	53,394.00	53,394.00	Complete
	Dwell Equip non-expendable	1465		25,000.00	10,907.00	10,907.00	10,907.00	Complete
	Sub total			83,984.00	64,301.00	64,301.00	64,301.00	
AMP – 2	Dwelling structures	1460		58,984.00	47,844.00	47,844.00	47,844.00	Complete
	Dwell equip non-expendable	1465		25,000.00	9,860.00	9,860.00	9,860.00	Complete
	Sub total			83,984.00	57,704.00	57,704.00	57,704.00	
AMP -3	Dwelling structures	1460		58,984.00	168,891.00	168,891.00	168,891.00	Complete
	Dwell equip non-expendable	1465		25,000.00	7,005.00	7,005.00	7,005.00	Complete
	Sub total			83,984.00	175,896.00	175,896.00	175,896.00	
AMP – 4	Dwelling structures	1460		58,983.00	62,795.00	62,795.00	62,795.00	Complete
	Dwell equip non-expendable	1465		25,000.00	11,022.00	11,022.00	11,022.00	Complete
	Sub total			83,983.00	73,817.00	73,817.00	73,817.00	
	Grand Total			784,101.00	784,101.00	784,101.00	702,248.00	

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Hopewell Redevelopment and Housing Authority				VA36P005501-07	
				Federal FFY of Grant: 2007	
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
HA Wide	9/12/2009	9/12/2009	9/12/2011		
AMP - 1	9/12/2009	9/12/2009	9/12/2011		
AMP - 2	9/12/2009	9/12/2009	9/12/2011		
AMP - 3	9/12/2009	9/12/2009	9/12/2011		
AMP - 4	9/12/2009	9/12/2009	9/12/2011		

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

9.0 Housing Needs

Housing Needs of Families in the Jurisdiction by Family Type

Family Type	Overall	Affordability	Supply	Quality	Accessibility	Size	Location
Income <= 30% of AMI	1067	3	2	2	2	2	1
Income >30% but <=50% of AMI	734	2	1	2	2	2	1
Income >50% but <80% of AMI	862	1	1	2	2	2	1
Elderly	615	3	2	2	2	1	2
Families with Disabilities	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Race/Ethnicity	858	2	1	2	2	2	1
Race/Ethnicity	35	2	1	2	2	2	1

The HRHA used the following source of information to conduct this analysis. All materials are made available for public inspection.

2010 Consolidated Plan of the Jurisdiction

Housing Needs of Families on the Public Housing Waiting List

The waiting list is closed for 8 months, but the HRHA expects to reopen the list in the PHA Plan Year. HRHA does not permit specific categories of families onto the waiting list, even if generally closed.

	Number of families	Percent of total families	Annual Turnover
Waiting list total	533		95
Extremely low income <=30% AMI	521	98	
Very low income (>30% but <=50% AMI)	11	2	
Low income (>50% but <80% AMI)	1	0	
Families with children	260	49	
Elderly families	18	3	
Families with Disabilities	105	20	
Race/ethnicity White	73	14	
Race/ethnicity Black	423	79	
Race/ethnicity Hispanic	0	0	
Characteristics by Bedroom Size			
Efficiencies	36	7	10
1 Bedroom	255	48	20
2 Bedroom	78	15	42
3 Bedroom	149	27	17
4 Bedroom	14	3	5
5 Bedroom	1	0	1

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

The waiting list has been closed for 18 months, but the HRHA expects to reopen the list in the PHA Plan year.

The HRHA does not permit specific categories of families onto the waiting list, even if generally closed.

	Number of families	Percent of total families	Annual Turnover
Waiting list total	267		35
Extremely low income <=30% AMI	25	10	
Very low income (>30% but <=50% AMI)	242	90	
Low income (>50% but <80% AMI)	0	0	
Families with children	217	81	
Elderly families	6	2	
Families with Disabilities	55	21	
Race/ethnicity White	28	11	
Race/ethnicity Black	234	88	
Race/ethnicity Asian	0	0	
Race/ethnicity Other	5	2	
Race/ethnicity Hispanic	2	0	

9.1 Strategy for Addressing Housing Needs

Need: Shortage of affordable housing for all eligible populations

Strategy 1. Maximize the number of affordable units available to the HRHA within its current resources by:

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units
- Seek replacement of public housing units lost to the inventory through mixed finance development
- Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- Undertake measures to ensure access to affordable housing among families assisted by the HRHA, regardless of unit size required
- Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- Participate in the Consolidated Plan development process to ensure coordination with broader community strategies

Strategy 2: Increase the number of affordable housing units by:

- Apply for additional section 8 units should they become available
- Leverage affordable housing resources in the community through the creation of mixed - finance housing
- Pursue housing resources other than public housing or Section 8 tenant-based assistance.

Need: Specific Family Types: Families at or below 30% of median

Strategy: Target available assistance to families at or below 30 % of AMI

- Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing
- Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance
- Employ admissions preferences aimed at families with economic hardships
- Adopt rent policies to support and encourage work

Need: Specific Family Types: Families at or below 50% of median

Strategy: Target available assistance to families at or below 50% of AMI

- Employ admissions preferences aimed at families who are working
- Adopt rent policies to support and encourage work

Need: Specific Family Types: The Elderly

Strategy: Target available assistance to the elderly:

- Seek designation of public housing for the elderly
- Apply for special-purpose vouchers targeted to the elderly, should they become available

Need: Specific Family Types: Families with Disabilities

Strategy: Target available assistance to Families with Disabilities:

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- Apply for special-purpose vouchers targeted to families with disabilities, should they become available
- Affirmatively market to local non-profit agencies that assist families with disabilities

Need: Specific Family Types: Races or ethnicities with disproportionate housing needs

Strategy 1: Increase awareness of HRHA resources among families of races and ethnicities with disproportionate needs:

- Affirmatively market to races/ethnicities shown to have disproportionate housing needs

Strategy 2: Conduct activities to affirmatively further fair housing

- Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- Market the section 8 program to owners outside of areas of poverty /minority concentrations

Other Housing Needs & Strategies: (list needs and strategies below)

Reasons for Selecting Strategies

The factors listed below influenced the HRHA's selection of the strategies it will pursue:

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community
- Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the HRHA
- Influence of the housing market on HRHA programs
- Community priorities regarding housing assistance
- Results of consultation with local or state government
- Results of consultation with residents and the Resident Advisory Board
- Results of consultation with advocacy groups

RESIDENT ADVISORY BOARD/HCVP

Meeting Minutes: Monday, February 07, 2011
Hopewell RHA, "HUD Annual Plan" Comment Meeting

In Attendance

Residents:

Mary Studivant	Davisville
Brenda McQueen	Piper Square
David Jones Jr.	Kippax Place
Alberta Jones	Kippax Place
Yolanda Stokes	TR Court & Extension
Marlo Crawford	HCVP
Nora R. Burns	Langston Park

Hopewell RHA Staff:

Vince Tolson	Capital Asset Manager
Joyce Gholson	FSS Coordinator
Tina Raatz	Housing Manager
Judy Shelton	Housing Manager

Vince Tolson called the Meeting to order at 4:10 P.M...

Agenda: Overview of items addressed in the Hopewell RHA, 2010 Annual Plan and new items identified in the 2011 Annual Plan.

2010 Annual Plan, items noted as completed:	AMP 1	AMP 2	AMP 4
1. Planted shrubbery for water abatement from building foundations.		✓	
2. Repaired sidewalks and paved parking lots.	✓		✓
3. Repaired foundation cracks.			✓
4. Installed 10 handicap access ramps.		✓	
5. Installed additional exterior lighting and added security cameras. Multiple Residents have remarked the new lights are bright as the sun.			✓
6. Trimming of all site trees, to allow increased natural light in areas, which will foster increased grass.	✓	✓	✓
7. Added new and updated current landscaping.		✓	✓

Vince T. stated that the goal was to improve overall curb appeal of the properties, for the residents and community at large. All residents concurred that the goal was achieved.

Marlo C., a Housing Choice Voucher Program recipient asked if all housing sites had participants at this meeting.

Vince T. stated that all residents of Hopewell RHA housing are encouraged and given the opportunity to participate and that all programs (Section 8 and HCVP) were represented today. Note that Tina and Ashley' offices will be relocating to the Maintenance building in 4-6 weeks.

Capital Improvements included in the 2011 Annual Plan:	Amp 3	Admin
1. <i>Rehab or replacement</i> of 40 year old elevator system.	✓	
2. <i>Rehab or replacement</i> of 40 year old heating, ventilation, air conditioning system.	✓	
3. Increase capacity of emergency generator, currently only supports hallway lighting.	✓	
4. Repair window/structural issues on second floor, north face of building, for abatement of water penetration into individual apartments,	✓	
5. Replacement of Hopewell RHA building roof. Several leaks have been repaired.		✓
6. Replacement of HVAC system, current system inefficient and has been leaking in several offices.		✓

Vince T. stated that the elevator and HVAC systems must be assessed to determine definitive needs. 2011 projects are less visual in effect, they are functional and preventive.

Yolanda S. asked the status of the HRHA 5 year plan?

Vince T. explained that a 5 year plan was submitted in 2010 and each annual plan is a strategic part of it.

Yolanda S. asked what the status of the component of the plan, addressing involvement by Resident Association was. Since Kippax Place was the only HRHA property with a formal and active Resident Association.

Joyce G. stated plans are still in development.

Brenda M. from Piper Square, asked if hand rails were going to be installed on the new ramps going from the unit to sidewalk?

Tina R. responded that the request needed to go through the AMP Manager. Also mentioned was that a Hopewell Police Officer had moved on to the Thomas Rolfe Court property and will be taking over the Neighborhood Watch.

Yolanda S. reminded residents that the BOCC meetings provide a 5 minute public comment period at their monthly meeting. She encouraged everyone to use it as a forum for getting issues addressed.

Joyce G. added that this is information that is included in the *HRHA Grapevine* which is now being considered being maintained as a monthly publication rather than quarterly. Management believes there is too much important information that residents need to get timely. She has been working with the Public Housing Director to develop resources and options for increased activities at all properties.

Yolanda S. requested that the HRHA sponsor a Fair Housing Seminar in April, which is *National Fair Housing Month*.

Mary S. from Davisville asked when residents can expect interior work in units? She stated they have been waiting for central heat and air, and was commented on by all present regarding the economic benefits.

Residents damage windows removing and replacing window air conditioners. What is the best way to secure them?

Tina R. stated she will follow up with maintenance to see if they are doing this and not charging residents. It was previously to ensure best practice method for REAC.

Residents expressed concerns on the recent lay off of maintenance staff,; why & what will the impact be on service?

Tina R. explained HUD required program changes due to conversion to Asset Management, maintenance FTE requirements of 1 per 50 units. She emphasized there would be no changes in service provision to residents.

Yolanda S. asked Joyce G. what the status was of the *Section 3 Hiring Program* plan development. Is it inclusive of all components (AMP's 1, 2, 4) also including administrative positions?

Vince T. stated that 4 residents were hired by contractors working for HRHA during 2010 summer; 2 in paving and 2 doing porch repairs. HRHA is proactive advocating with contractors and uses the *Grapevine* to notify residents.

All residents enjoyed socializing and refreshments before and after the meeting.

Meeting concluded at 4:40 P.M.

Respectfully Submitted

Judy Shelton
AMP 3 Manager

HRHA responses to questions brought up at the RAB meeting.

Question: Request for Fair Housing Seminar in April.

Answer: HRHA plans to celebrate Fair Housing Month with the following activities:

-Sponsor the viewing of Race: the Power of an Illusion, a PBS Series that traces the historic roots of discrimination. The entire series is three hours long and the last episode called "The House We Live In" has a 30 minute section that focuses on segregation and discrimination in housing. Follow the viewing with a guided discussion on how these issues impact our community today.

-Include a flyer about fair housing in the monthly utility bill and send it to every household in our community.

Question: When can residents in Davisville expect interior work in the units?

Answer: HRHA's Strategic Plan calls for Rehabilitation and remain in the inventory for Davisville. This recommendation is on hold and is to be reviewed annually. See the Strategic Plan following Section 7.

Question: What is the best way to secure window air conditioners in the resident's apartments?

Answer: The Maintenance Department will install window air conditioners for the residents at no charge.