

Strategic Goal 4: Performance Measurement

The PHA will strive to reach the status as a high-performing housing authority. The agency will formulate improved outcome-oriented performance indicators of effectiveness.

Strategic Goal 5: Program Integrity Assurance

The PHA will ensure the public trust in the integrity of its programs and services by monitoring and evaluating instances of fraud, waste, and management.

Strategic Goal 6: Marketing Enhancement

The PHA will formulate a marketing plan and strategy to clarify the public image of the agency and to provide for transparency that will enhance stakeholder relationships.

Strategic Goal 7: Client Satisfaction

The PHA will be a customer-centric organization that strives for exceptional customer satisfaction.

Strategic Goal 8: Organizational Culture Adaptation

The PHA will redefine the culture of the organization to be more responsive to its new vision, mission, values, and strategic goals. A strong emphasis will be placed on staff accountability and the rewarding of such accountability. The board and staff will build a culture centered on trust and respect.

Strategic Goal 9: Human Resources Management

The PHA will place a renewed emphasis on providing a human resources management system that best utilizes its most valued resource, that being its staff.

Goals and Objectives for 2010-2014

- The PHA will strive to diversify beyond the traditional core areas, including more privatized asset management and development, to provide additional sources of income growth creating financial stability for the efficient delivery of housing services. Pursue new and creative ways to meet the changing needs of the population it serves and increase housing stock.
- Create and submit homeownership plan for lease-to-purchase units at RiverWest and explore other homeownership opportunities.
- Explore purchase of foreclosed properties in Peoria County.
- Evaluate the concept of the Presentation, Enhancement Transforming Rental Assistance (PETRA) program of converting public housing to Project-Based Section 8 contracts and consider proposal submission.
- The Peoria Housing Authority, a provider of housing of choice rather than housing of last resort is committed to providing quality affordable housing to residents living in Central Illinois and plans to develop housing at Harrison Homes, Taft Homes, vacant land 3.8 acres located at Molleck Drive, and other vacant scattered lots. PHA continues to be an active developer in the planning and construction of affordable housing working cooperatively with the City of Peoria and various community partners.
- The PHA is working with a consultant to redevelop options which may include demolitions /disposition as necessary to create a conceptual master plan for the redevelopment of Taft Homes in 2010. Taft may be redeveloped as a mixed-income development utilizing a public/private partnership along with a combination of creative funding sources. The master plan would include demolition of housing units at Taft Homes possibly in phases. PHA seeks to purchase existing housing or build additional Scattered Site housing at various locations to assist with the relocation of residents at Taft Homes, by 2014 other options will be explored, such as leasing, co-development, etc.
- PHA plans to complete Phase II and IIB at Harrison Homes, the construction of thirty-four (34) housing homes and office/maintenance facility by 2010. Begin the process of seeking creative funding sources for Phase III such as the Capital Fund Financing Program as funding permits. Planning for subsequent phases

will continue with mixed-income development for approximately 30 units, in 2011, based on the ability to secure funds.

- PHA will create a self-sufficiency task force, Access to Referral & Resource Opportunities (ARRO) to develop and implement initiatives enabling residents to become more self-sufficient and linking residents to various resources such as transportation, education, childcare, etc., in the community by December 2011. This effort will assist residents who have a desire to live in new housing and improve their quality of life.
- PHA plans to obligate and expend all of the funds awarded, \$4.3 million, under the American Recovery and Reinvestment Act. Obligation date is March 18, 2010. Expenditure date for 60% of funds is March 18, 2011. Expenditure date for 100% of the funds is March 2012.
- The PHA plans to create a 501(c) 3 non-profit organization that will focus on self-sufficiency and possibly development, including, but not limited to seeking additional grant funds by December 2011.
- PHA plans to explore obtaining a market feasibility study to determine whether there is a need for an assisted-living facility by December 2012.
- PHA plans to utilize Section 8 project-based vouchers as a vehicle to increase lease ups at various sites and/or privately owned developments, on-going.
- Develop a strategic plan to enhance communication to stakeholders by creating an annual report, revamping the PHA website, holding community forum meetings, publishing quarterly newsletters to residents, newsletters for Section 8 landlords, holding resident meetings at least two times per year per site, and submitting positive stories/press releases to the media by December 2010. (On-going)
- Create a preliminary plan to identify ideas to increase revenue from outside sources for the Central Office Cost Center and development sites.
- PHA will continue to monitor Asset Management compliance, reviewing processes and procedures, performance monitoring and stop loss rules and regulations, including but not limited to property-based budgets, long term capital planning and training.
- Implement a Records retention program, reviewing records and exploring options for disposition by December 2010.
- Increased use of technology and software systems for efficiency such as: IT analysis, replace computers and servers, install new firewall and backup system for data and complete analysis of telephone message system.
- Pursue the possibility of applying for other grants including HOPE VI or Choice Neighborhoods for public housing redevelopment, which may include demolition/disposition acquisition and all other replacement housing options.
- Continue to review and update various PHA policies, including but not limited to procurement, admissions & occupancy, lease, personnel, Section 8 Administrative Plan rent collection, etc., by 2012.
- PHA will explore the possibility of becoming a regional housing authority by 2012.
- PHA will explore options and create an action plan to acquire additional property.
- Increase number of Section 8 clients participating in the voucher homeownership program.
- Explore the Section 32 homeownership program with the possibility of utilizing capital funds to acquire homes that would be sold to low-income families by 2012.
- Explore options of becoming a "Moving to Work" housing authority.

PHA Plan Update

- (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission:
The PHA made no specific changes to the Plan elements since its last Annual Plan submission. The PHA did submit a 4th submission of the Plan requesting to utilize the Capital Fund Financing Program to complete Phase III of the Harrison Homes redevelopment.

The Administrative staff for Public Housing is in the process of revising the Admissions and Continued Occupancy Policy to ensure that it is in compliance with HUD regulations. We will begin holding meetings with the Resident Advisory Board in late September and Working Policy Sessions with the Board of Commissioners. The housing authority plans to have the ACOP out for review by October 2011 and approved by the Board of Commissioners before the end of the Fiscal Year. The implementation of the ACOP will begin in the first quarter of 2012.

The Administrative staff for Section 8 has completed the revisions of the Section 8 Administrative Plan. The Administrative Staff held Working Policy Sessions with the PHA Board of Commissioners to review the entire Administrative Plan to ensure its compliance with HUD regulations. The Plan was approved by the board in July 2011.

The housing authority plans to submit both Plans' to the US Department of Housing and Urban Development by January 2012.

- (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.
Specific locations where the public may review or obtain a copy of the Agency Plan can be obtained at the Peoria Housing Authority's Administration Office, 100 S. Richard Pryor Place, Peoria, Illinois, and each Asset Management Site, which includes, Harrison Homes, Taft Homes, the Sterling Towers development site and the PHA website www.peoriahousing.org.

PHA Plan Elements

The Peoria Housing Authority plans to submit the New Section 8 Administrative Plan and the Admissions and Continued Occupancy Policy to the U. S. Department of Housing and Urban Development by January 2012. Therefore, at this time there are no changes to the plan elements except to the Financial Resources elements.

- 6.1 **Eligibility, Selection and Admissions Policies, including Deconcentration and Wait List Procedures** – no changes in 2010. The Housing Authority is currently in the process of revising the entire Admissions and Continued Occupancy Policy to bring categories of the policy up to date. Therefore, there have been no changes to the policy.

As in past years, the PHA's goal for deconcentration is to establish mechanisms to deconcentrate poverty and promote income mixing in public housing in order to avoid a concentration of low or high-income households within certain developments or within certain buildings within the development by following HUD's final rule on Deconcentration.

- 6.2. **Financial Resources** – Planned Sources and Uses

Planned Dollars

1. Federal Grants (FY 2011) Grants

a. Public Housing Operating Funds	\$3,438,213
b. Public Housing Capital Funds	\$1,802,710
c. Public Housing Capital Replacement Fund 1 st	\$747,663
d. Public Housing Capital Replacement Fund 2 nd	\$170,623
d. Annual Contributions for Section 8 Tenant Based Assistance	\$8,603,686
f. Resident Opportunity and Self-Sufficiency	\$178,931

2. Prior Year Federal Grants (unobligated funds only)

a. Capital Replacement Funds 2010 1 st increment	\$664,515
b. Capital Replacement Funds 2010 2 nd increment	\$3,650,421
c. Capital Fund Program 501-2009	\$255,462
d. Capital Fund Program 501-2010	\$1,385,494
e. Emergency Safety and Security	\$182,000

3. Public Housing Dwelling Rental Income\$1,437,836

4. Other Income

Interest Income	\$33,000
<u>Other Income</u>	<u>\$122,816</u>
Total	\$22,491,370

Total Resources

6.0

- 6.3 **Rent Determination** – While there were no changes in the policy governing public housing rents charged, an updated flat rent study and an updated utility allowance study were conducted by an outside consultant. The Board of Commissioners approved the implementation of the updated flat rent schedule and utility allowance schedule at the December Board of Commissioners meeting.
- 6.4 **Operation and Management** – The housing authority administration is working with a consultant to create a current maintenance plan with a preventative maintenance component and integrated pest control.
- 6.5 **Grievance Procedure** – Section 8 changed the language to the Administrative Plan to exclude applicants from requesting a formal hearing due to the number of applicants who were denied housing for various issues, violent criminal activity, recent criminal activity, etc. This change is due to the amount of time the hearings takes specific staff members to investigate the actual denial and hearing process.
- 6.6 **Designated Housing for Elderly and Disabled Families** - The housing authority submitted a proposed Designated Housing Plan to HUD’s Office of Public and Indian Housing (PIH) on September 13, 2010, which proposed to designate 185 units representing 26.4% of the PHA’s total housing stock and 12 new buildings units at Harrison Homes. The designation was approved by HUD in 2011 for 197 units at Harrison Homes (12) and Sterling Towers (185):

Development Name	Dev. Number	Bedroom Type	Total Units Designated Elderly	Total Public PH Units
Harrison Homes		12 – 1 br	12	12
Sterling East	IL3-5S	90 – 1 br	90	90
Sterling West	IL3-7	95 – 1 br	95	95
Total		197 – 1 br units		

The Plan was approved and went into effect for 5 years beginning October 20, 2010. Prior to the expiration of the 5-year plan, the PHA may apply to extend the designation for an additional 2-year increment.

- 6.7 **Community Service & Self Sufficiency:** Families who are at minimum rent or have claimed a hardship are required to complete 8 hours of community service each month in order to comply with HUD’s final rule on community service. The Family Self-Sufficiency program partners with multiple agencies who are dedicated to helping public housing and Section 8 families get back on the road to self-sufficiency. Some of our partnerships include Dream Center, South Side Mission, Workforce Network, Peoria Citizen’ Committee for Economic Opportunity (PCCEO), Common Place and Illinois Central College. Through our partnerships, we have been able to provide meals, clothing and other basic needs, back-to-school assistance and job placement. The Dream Center has been very instrumental in helping people who are in need of specific services along with the South Side Mission, which provides counseling services, clothing and food program. There are many services and amenities located at our high rise, Sterling Towers East/West. The PHA continues to work with Advocates for Access, an organization which provides help for the elderly and the disabled. The Peoria Citizens Committee for Economic Opportunity continues to provide lunches for our elderly through its Meals on Wheels Program.

- 6.8 **Safety and Crime:**

Emergency Safety and Security

In 2010, the Peoria Police Department created a task force to address the recent violent criminal activity. Due to budget constraints, the utilization of off-duty police officers has been reduced. New security equipment and mobile equipment in particular are the highest priorities that are identified to address criminal activity immediately. Additional security lighting was also recommended. The combination of equipment and lighting will help keep off-duty officers on the site as much as possible and give them the tools they need to be most effective in monitoring activity, addressing crimes and securing convictions. In addition, the plan provides for future growth based on funding availability, the utilization of newer technology, diversification to reduce vandalism of security equipment, and increased coverage for our sites.

A second component is a combination of concealed cameras, pan tilt zoom, fixed cameras, and infrared lighting with a mesh wireless technology will provide the housing authority staff and off-duty police officers the ability to monitor and record activity for up to thirty days. The cost for the recording system, cameras, power supply, ancillary equipment and installation is estimated at \$128,500.00.

The third and final component to the plan is the purchase and installation of security lighting. When the police are on PHA property, people will take off running to many places to hide out including units on our

property. The lighting will help keep suspects visible, decrease the likelihood of an accident when police are in chase, and help with the camera monitoring and recordings. The total estimated cost for a minimal lighting system consistent with the City of Peoria's standards for Public Works is \$49,000.00.

On June 28, 2010, the US Department of Housing and Urban Development announced the availability of emergency safety and security funding. To be eligible for funding, housing authorities were required to submit an e-mail stating that an original copy of the application was mailed July 29, 2010 at 12:01 am EDT to be in compliance with the open-period for taking requests. The grant was a competitive process and September 2010, the Peoria Housing Authority was awarded \$182,000 under the Capital Fund Program to be used to enhance security related technology in and around PHA Properties for the safety of our residents.

6.9 No Changes have been made to the Pet Policy.

6.10 **Civil Rights Certification** -Along with the City of Peoria ordinances, the Peoria Housing authority complies with the Fair Housing Act of 1968 as amended and is devoted to the eradication of housing discrimination. It prohibits discrimination on the basis of race or color, national origin, creed, sex, familial status and disability in the sale or rental of housing in both public and private activities in the housing industry. It also prohibits such acts as block busting and racial steering. The City and the PHA finds that prejudices and discrimination against any individual and group because of race, color, religion, national origin, ancestry, sex, age, physical or mental disability, sexual orientation, familial status is a menace to the peace and welfare of its residents. The City developed a Fair Housing commission, appointed by the Mayor and confirmed by the City Council that investigates any Fair Housing Complaints and seeks to ensure that affordable housing opportunities are available to those in need. The City of Peoria has an "overlying building code" zone that allows for realistic code enforcement in areas in need of revitalization. It is the responsibility of the Peoria Housing Authority to address such issues.

The Peoria Housing Authority continues to work in partnership with the City of Peoria in training and conferences for the community. The Housing Authority continues to educate its employees by bringing in the Department of Housing and Urban Development representatives to keep the staff abreast of new regulations on an annual basis.

In order to further its commitment to full compliance with applicable Civil Rights laws, the Housing Authority will provide Federal, State and local information to public housing residents regarding "discrimination and any recourse available to the residents if they believe they are victims of discrimination. The Peoria Housing Authority will attempt to correct discrimination complaints made against the PHA at the local level. Peoria Housing Authority will provide a copy of a discrimination complaint form to the complainant and provide them with the necessary information to complete the form and submit the form to HUD's Office of Fair Housing and Equal Opportunity.

It is the PHA's policy to comply fully with all Federal, State and local nondiscrimination laws and with rules and regulations governing Fair Housing and Equal Opportunity in housing and employment. The PHA's Board of Commissioners have removed barriers to affordable housing by providing preference points for housing homeless individuals. The Housing Authority developed a Second Chance Program that provides formerly evicted residents that owe the housing authority a balance an opportunity to return to public housing with additional supportive services.

It is the policy of the Housing Authority to comply fully with all Federal, State and local nondiscrimination laws and with the rules and regulations governing Fair Housing and Equal Opportunity in housing and employment. This policy and the Equal Housing Opportunity logo are utilized on publications and the logo is prominently displayed on all new signage.

The Peoria Housing Authority works with the City of Peoria to affirmatively further fair housing by examining its programs and proposed programs to identify any impediments to fair housing and address those impediments in a reasonable fashion under the Fair Housing and Equal Opportunity guidelines. The PHA ensures that by working with the City of Peoria that the annual plan is consistent with the Consolidated Plan of the City of Peoria and the State of Illinois. The PHA will continue to look for opportunities of partnership to encourage furthering of Fair Housing for our residents and its employees to comply with the Civil Rights and Affirmative Furthering Fair Housing to increase the supply of affordable housing through the removal of barriers to affordable housing.

6.11 **Fiscal Year Audit** - The auditors of Hawkins, Ash and Baptie Company have issued an unqualified opinion of the Peoria Housing Authority's Fiscal Year End for 2010. There were three programs tested, Section 8 Choice Vouchers, Capital Funds (including ARRA) and Public Housing Program. The three prior year findings were all cleared; 1) Operating Subsidy calculation 2) Voucher Management System (VMS) reporting 3) Tenant Participation Funds. There were no current findings. However, there were three Management Advisory Comments: (1) Account Reconciliations needed to be reconciled on a monthly basis. (2) the bank transfers needed to be transferred when activity is posted to the general ledger and (3) the elimination of interfunds on a monthly basis.

6.12 **Asset Management** – There were no significant changes from 2011 Annual Agency Plan.

Violence Against Women Reauthorization Act of 2005 (VAWA) prohibits denial of admission to an otherwise qualified applicant on the basis that the applicant is or has been a victim of domestic violence, dating violence, or stalking. The PHA has only experienced a few cases. Specifically, Section 606(1) of VAWA adds the following provision to Section 8 of the U.S. Housing Act of 1937, which lists contract provisions and requirements for the housing choice voucher program: that an applicant or participant is or has been a victim of domestic violence, dating violence, or stalking is not an appropriate reason for denial of program assistance or for denial of admission, if the applicant otherwise qualifies for assistance or admission. There were a total of 3 incidents involving domestic violence in Conventional Housing and 1 incident in Section 8. The housing authority is working with our local police department to help fight any criminal activity in our developments.

ACTIVITIES OFFERED BY AN AGENCY

- 1) Clients and/or residents are referred to the Center for Prevention of Abuse. The Center's mission is to end abuse. The Center offers domestic violence services, including but not limited to,
 - Safe shelter
 - Support groups
 - Medical and legal advocacy
 - Order of protection service
 - Individual and group counseling
 - Life skills training
- 2) Sexual Assault Services
- 3) Senior Services
 - a) Investigation of reports of elder abuse
 - b) Fraud prevention education
 - c) Money management
- 4) Advocacy services
 - a) 26-week program teaches respect and how to build positive relationships
 - b) order of protection assistance
 - c) offsite support groups

During a presentation to the Board of Commissioner's regarding the Violence Against Women Act, the PHA Security Administrator informed the board that violence does not only concern women but also men. Domestic violence is down about 25% at the sites. When there is an occurrence of domestic violence, it is the Peoria Police Department's practice to take the abuser to jail and let them sit for 2 days. Resources are given to the victim to utilize if needed, but the PPD does not always get the cooperation needed from the victim.

Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. *Include statements related to these programs as applicable.*

- A. Hope VI or Mixed Finance Modernization or Development: IL003000002 – Harrison Homes. A third phase of redevelopment at Harrison Homes is planned for 2011 and will include the use of second increment funds. This requires a leveraging source that may include tax credits, DCEO, CDBG, HOME, the Capital Fund Financing Program, etc. Pre-development is in progress, and applications are anticipated for the summer of 2010 through summer 2011. Construction is planned for bid and contract no later than October 1, 2011 with HUD review and approval.
- B. The Peoria Housing Authority will seek multiple funding opportunities over the next five years for the transformation of Harrison Homes IL 3-2, including both private and public funds, for the purposes of addressing sustainability, livability, housing choice, energy efficiency, community resources, job training, education and employment. Eligible activities will be dependent upon funding source restrictions but may include demolition, disposition, acquisition, new construction, rehabilitation, supportive services, community facilities, and relocation. Examples of funding opportunities may include: the Capital Fund Financing Program, HOME, Low-Income Housing Tax Credits, DCEO, CDBG, and Federal Home Loan Bank in addition to grant funding opportunities through the state and federal government such as HOPE VI, Choice Neighborhoods Initiative, and other opportunities that may come available.

Plans for Harrison Homes Redevelopment Phase III now includes utilization of the Capital Fund Financing Program to leverage second increment replacement housing funds. Thirty-one new units of construction are anticipated with HUD approval. First occupancy is anticipated for the fall of 2012. These are all public housing units. Additional demolition at Harrison Homes may be necessary as a result of funding sources that may be secured for future redevelopment at Harrison Homes.

Development is also expected at Taft Homes. The housing authority is in the conceptual master planning stages and is obtaining stakeholder input prior to finalizing any plans for submission to HUD for review and approval. A community needs assessment final report is expected by the end of September 2011.

The Peoria Housing Authority will also seek funding opportunities to continue planning efforts at the Taft Homes through 2012 for the purpose of addressing neighborhood transformation strategies that can be effectively implemented dependent upon funding source availability and to coordinate, collaborate, and leverage resources with the residents, the neighborhood, the local government and the public.

Demolition and/or Disposition - There are two buildings at Taft Homes that block the line of sight for police officers that are being reviewed for possible demolition. The updated physical needs assessment and HUD total development cost limits will be utilized to ensure the requirements are met for a demolition application. There are 16 units in total, and all families would be transferred within the site or to another public housing development. With HUD approval, the demolition would tentatively be scheduled based upon relocation.

- C. **Conversion of Public Housing** – The PHA plans to evaluate the conversion of 118 units. An analysis must be completed to voluntarily convert 118 units of scattered sites, public housing units to the cost of tenant-based Section 8 assistance. A cost methodology must be completed to compare the cost of continuing to operate the 118 units of scattered sites as public housing to the cost of providing tenant-based assistance. A conversion assessment must be completed and submitted directly to the Special Application Center (SAC). The conversion assessment must contain a cost analysis using the cost methodology's final rule. After the conversion assessment, the housing authority must address comments from the residents affected after the plan is distributed and meetings are held. The conversion plan must be submitted no later than one year after the conversion assessment is performed. It must also be incorporated into the PHA Annual Plan. PHA will need a written approval from HUD in order to proceed with conversion. The final assessment will conclude that the conversion of the 118 units would be appropriate because removal of these units would meet the necessary conditions for voluntary conversion because it would be more expensive to retain as public housing units and it would benefit the residents and it would not reduce the availability of affordable housing in the community.
- D. Homeownership Plan - The Peoria Housing Authority is in the process of creating a Homeownership Plan. This would include Lease to Purchase units at RiverWest. In addition, the housing authority will seek out additional homeownership opportunities.

7.0

	<p>E. Project-based Vouchers The housing authority plans to explore converting 118 units of scattered site, public housing to the Preservation, Enhancement, and Transformation of Rental Assistance Act of 2010 (PETRA). Prior to applying to HUD to convert to a Section 8 funding stream, a PHA would be required to consult with residents of the property, the PHA's Resident Advisory Board, and the public. PETRA lists four outcomes for the "conditions and procedures" governing the conversion process:</p> <ol style="list-style-type: none"> 1. Promoting the rehabilitation, energy-efficiency, and long-term financial and physical sustainability of properties; 2. Deconcentration of poverty; 3. Increase administrative efficiency; and 4. Promoting physical accessibility for persons with disabilities. <p>A rent comparability study and "green" physical condition assessment will be required as part of the conversion process. HUD will establish physical condition standards for converted properties and in fact, will be authorized to make such standard uniform for all of its rental assistance programs. Asking rents will be capped at the comparable market rent for similar unassisted properties in the area, up to 110% of the applicable area rental, unless HUD approves a market rent above the cap. PETRA states that HUD's policies and procedures must assure that there is no reduction in the number of families receiving rental assistance as a result of conversion.</p>
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.
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.
8.3	Capital Fund Financing Program (CFFP). <input checked="" 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.

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.

The City of Peoria's Department of Planning and Growth Development submitted a Consolidated Plan for the year 2009-2012. Within this publication, the City reported a total of 434 homeless families, which comprised of single individuals, households without children, and families with children. These families were either in a shelter or in transitional housing. The Consolidated Plan identified 1,277 elderly and 506 frail elderly within the city with unmet housing needs. The number of persons with unmet needs was determined with Comprehensive Housing Affordability Strategy data and consultations with local social service providers. The City has no best estimate for the dollars needed to address the unmet need and believes the actual dollars required far exceeds the availability of funds.

The chart below describes the number and targeting of units by income level and family type. The PHA expects 18 buildings, containing 150 units at Harrison Homes to be lost within the next 4 years, with an approval for demolition by HUD for 1 building at Taft Homes. The process is already substantially completed.

Peoria Housing Authority (PHA)
Property Listing and Income Level Targets

Development	PHA Number	Income Level	Family Type
Harrison Homes	IL003-2,	40% at under 30% LMI	Multi-Family
Taft Homes	IL003-4	40% at under 30% LMI	Multi-Family
Sterling Towers East	IL003-5	40% at under 30% LMI	Senior High Rise
HOPLIF	IL003-6	40% at under 30% LMI	Single Family
Sterling Towers West	IL003-7	40% at under 30% LMI	Senior High Rise
Scattered Sites	IL003-9	40% at under 30% LMI	Single/Multi-Family
Scattered Sites	IL003-10	40% at under 30% LMI	Single/Multi-Family
Scattered Sites	IL003-11	40% at under 30% LMI	Single/Multi-Family
Scattered Sites	IL003-12	40% at under 30% LMI	Single/Multi-Family
RiverWest	IL003-13 + 16	40% at under 30% LMI	Single/Multi-Family
RiverWest South	IL003-15	40% at under 30% LMI	Single/Multi-Family
Harrison Homes Phase 1	IL003-18	40% at under 30% LMI	Single/Multi-Family
Harrison Homes Phase 1	IL003-19	40% at under 30% LMI	Single/Multi-Family
Harrison Homes Phase 1	IL003-20	40% at under 30% LMI	Single/Multi-Family

The table below provides a concise summary of Peoria's estimated housing needs projected for the next five years for affordable and accessible housing:

Family Type	Estimate current #of Unmet Needs	Affordable – 7,676	Accessible Housing – 5,715
Single Person	2,531		
Large Families	925		
Elderly Families	1,277		
Person with Disabilities	1,615		
Persons with HIV/AIDs	292		
Victims of Domestic Violence	1,036		

The Chicago Field Office approved the demolition of 18 buildings, which contained 160 units at Harrison Homes. With the demolition of old dilapidated housing, the Peoria Housing Authority intends to address the needs of low-income families by replacing those units with more modern homes that will fit the needs of families who are working, going to school, or families with disabilities and the elderly. To help those families, the units will be managed under the Peoria Housing Authority's Admissions and Continued Occupancy Policy "Housing Incentive Program." In order for a family to live in the new units, families must meet one of several preferences: the head of household must be going to school full time, or working 32 hours per week and going to school, or elderly or disabled to maintain their statuses in the program. Resident must be able to receive utility services in their own name and maintain utility services to qualify for the program. If the resident should cease to meet the criteria for the program, they will be allowed 6-months to meet the criteria or they will be relocated to other developments. (The elderly or disabled are excluded)

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.**

Public Housing Program

The City of Peoria's Department of Planning and Growth Development submitted a Consolidated Plan for the year 2009-2012. Within this publication, the City reported a total of 434 homeless families comprised of single individuals, households without children, and families with children. These families were either in a shelter or in transitional housing. The Consolidated Plan identified 1,277 elderly and 506 frail elderly within the city with unmet housing needs. The number of persons with unmet need was determined with Comprehensive Housing Affordability Strategy data and consultations with local social service providers. The City has no best estimate for the dollars needed to address the unmet need and believes the actual dollars required far exceeds the availability of funds.

The City of Peoria included a 5-year priority housing needs/investment plan goal table within the Consolidated Plan. This table indicated the City would not meet any rental needs and only 150 individuals within the 0 – 80% MFI income range. The City's annual affordable housing completion goals did not include any acquisition or production of new units for renters. The City has proposed 146 existing units for rehabilitation, and 3 new units covered under Section 215. The City proposes to accomplish their goal with the use of CDBG and HOME funds.

The PHA works in partnership with the City of Peoria for public housing planning. All redevelopment planning takes into consideration not only the public housing waitlist but also the unmet needs in the current consolidated plan. The PHA plans to continue diversifying its portfolio to meet the affordable housing needs of Peoria County residents. This may include a combination of redevelopment, acquisition, and homeownership.

Section 8 Program

The staff of the Section 8 department hold bi-weekly landlord meetings to reach out to new landlords. In those meetings, the criteria for placing a unit on the Section 8 inventory list are discussed, what are the landlords responsibility to the resident, other pertinent issues that landlords may have between the landlord and resident, between the PHA and the landlord. By sharing information with the landlords, a partnership has developed between the staff as a reference tool to better serve our clients.

The PHA has partnered with social agencies in addition to the Peoria Police Department Nuisance Abatement Officer to help our residents maintain their units in safe environment by conducting surveillance on Section 8 properties, landlords and residents that have complaints of nuisance relayed by neighborhood watches. Neighborhood associations help by welcoming new tenants into the neighborhood and informing them of things that they should know to maintain their units.

Public Housing and Section 8 Family Self-Sufficiency Program.

New families are given the opportunity to join the Family Self-Sufficiency program, a program that provides counseling and supportive services to ensure the participants success once they leave the program. The resident has access to a variety of programs that address various skill levels and aspirations. Newsletters are disseminated on a monthly basis to inform residents of the new opportunities and services available to keep residents involved in maintaining their neighborhood.

A.R.R.O. – Access to Resource and Referral Opportunities

Purpose: The purpose of this program is to help our residents become self-sufficient. The program focuses on helping residents meet incentives for housing, which includes but is not limited to: having utilities in their own name, clearing credit, understanding the importance of good housekeeping, assistance with medical needs, childcare, transportation, job training and all other personalized goals. The program is separate from our self-sufficiency program and is designed to help more residents meet the goals of our Housing Incentive Program. ARRO utilizes community volunteers and interns through local universities to case manage for our clients. It not only promotes self-sufficiency, but engages the community to interact with PHA residents.

Why is this so important?

Our residents often need help in one or more of these areas and don't know where to begin. We will put them in contact with our partnering agencies in the community to help them with each roadblock they find on the road to self-sufficiency. This is of particular importance because of our new housing developments. PHA has broken ground at Harrison Phase III and is currently working on development plans for Taft. In order to qualify for the new units, residents must qualify for the Housing Incentive Program. They will need to have utilities in their own name and be working or going to school. Our goal is to one-day get all our residents to meet those requirements and it is a commitment we take very seriously. We will do everything possible to remove any stumbling blocks for anyone willing to take the help.

How can we get there?

The short answer: with lots of help! PHA is partnering with more than a dozen agencies in the community to provide resources to our residents. The great thing about the city of Peoria is we have an abundance of resources and opportunities. However, when you need a lot of help, it is hard to know where to begin. So we have a point person at each agency that will dedicate their time to helping public housing residents we refer to them. Our partnerships are strong and will ensure the success of the A.R.R.O. program!

CASE MANAGERS: We are proud to say each family in the A.R.R.O. program will be blessed with a volunteer mentor/case manager so they have a consistent person to go to for each goal they try to accomplish. The case manager will connect them to the resources they need to reach their goals and follow up to make sure milestones are hit. We provide solid training on tracking success, as well as diversity training. This ensures that ARRO is a community project. We involve adult mentors and student interns to give back to their community by helping our public housing clients. The difference it has made in just a few months is astonishing. We can't wait to see where ARRO goes next!

9.1

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

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

PROGRESS IN MEETING PREVIOUS FIVE YEAR GOALS

10.0

- The PHA has been designated as a high performer housing authority under the Section 8 Management Assessment Program (SEMAP) for FY 2010 with a score of 93%.
- The River Valley Foundation, PHA's non-for-profit, was approved by the PHA Board of Commissioners and the application articles of Incorporation, and Bylaws were completed in 2011.
- HUD approved the first development proposal submission that included the construction of twenty-eight (28) new residential units and a maintenance/management facility. The new construction with an emphasis on energy efficiency includes 10-one bedroom – 12 elderly one bedroom and 6 two and three bedroom units. The 10 efficiency 1-bedroom units are elderly designated and approved by HUD.
- The PHA submitted a development proposal in December 2009 to request HUD's approval of an additional six (6) units of construction that will complete the block surrounded by Siebold, Krause and Griswold Streets. Funding sources included the balance of funds from American Recovery and Reinvestment Act. (ARRA) program and replacement housing funds. The units include five-plex structures and a single family 2-bedroom unit. Completed in 2011, both projects generated administrative income for the Central Office Cost Center.
- HUD conducted two reviews with the housing authority in compliance with ARRA requirements the first week of December 2009 and found that the PHA is substantially in compliance with the program criteria. Obligations and expenditures were reviewed in addition to the entire contract file for the Harrison development. Due to the tax credit market along with all the work completed on Harrison Phase II and IIB, no work had begun on the plans for approximately 30 units in Phase III. The City Council Planned Unit Development (PUD) for Harrison Homes was to redevelop Harrison in several phases with a total of 200 units.
- The PHA fully expended 100% of American Recovery and Reinvestment Act Stimulus funds by December of 2009 for the Harrison Homes development for Phase II and IIB that consisted of 34 units at the site and the Harrison maintenance /management facility, five-phases of vacancy reduction at Taft, Harrison and forced account labor at Scattered Sites. Included, was Taft Homes replacement of water heaters, 50% of furnaces, exterior doors, repair gutters, architectural and engineering consultant services.
- The PHA continues to participate in the on-going Southern Gateway and Neighborhood Enhancement stakeholder group meetings. As a partner with the Peoria Public School District 150, meetings began on the Promise Neighborhood planning grant and the PHA continued as a member of the Planning Board and Selection committee for the Lead Agency Peoria Citizens Committee for Economic Opportunity (PCCEO).
- The PHA is a partner (lead role housing) with the Tri-county Regional Planning Commission for the Department of Housing and Urban Development Sustainable Communities Regional Planning Grant.
- With HUD and Board approval, the PHA sold 22 acres of land at Harrison Homes to the Peoria Public School District #150 for the construction of a birth through eighth-grade community learning center. Proceeds will be utilized for replacement housing at Harrison Homes. The Center opened August 2010.
- The PHA submitted its development plans to the Chicago Field Office for the Harrison Homes to include the constructions of 28 new residential units and modest management maintenance facility. The new construction with an emphasis on energy efficiency includes 10-one bedroom units, 12 elderly one-bedroom units and 6 two and three bedroom town home units. The project was placed for bid in July 2009 and the Peoria City Council approved the second phase of the Planned Unit Development (PUD). A contract was signed with a contractor in September 2009. Weather, changes in roof-lines and other modifications requested by the City of Peoria and a phone line delays, along with changes in team members negatively influenced the construction schedules for both phases. Both projects were substantially complete in 2010, with punch list items for completion in January 2011. A ribbon cutting ceremony and Open House was held in December 2010.

- The City Council approved the Harrison Impact Zone (HIZ). The PHA participated as an active member of the Coordinating Committee that consisted of representatives from the City of Peoria, School District 150, Tri-County Regional Planning Commission, the Peoria Housing Authority, Boys and Girls Club of Grater Peoria, Harrison Birth-8th Grade Learning Center, Peoria Citizens Committee for Economic Opportunity (PCCEO) and the Promise Neighborhoods Committee. The Committee assisted of the communication plan for the City of Peoria. The goal of the HIZ is to bring additional resources. The Impact Zone concept involves the collection of data on existing neighborhood conditions and the focused delivery of City programs and services within a two-block perimeter of a new school site. Residents living or owning property within the Impact Zone were given opportunities to participate in the planning process and help shape the resulting goals and strategies included in the Zone Plan for their neighborhood. Each Zone plan is tailored to the specific neighborhood conditions to enhance the neighborhood and City as a whole.
- PHA passed Year 1 of the Asset Management Stop loss submission and continues to monitor the performance of each property. In addition, the PHA hired a consultant to assist PHA by providing recommendations needed to continue to improve the processes. A new performance monitoring report is now being utilized.
- PHA began preliminary discussions with the City of Peoria along with the PHA architect to create a conceptual master plan for Taft Homes. PHA hired a planning consultant to conduct a community needs assessment for the redevelopment at Taft Homes. A Taft working group was formed that included PHA Board members and staff, City of Peoria Officials, and various community leaders. Several meetings were held. In addition, three public and resident meetings were held to receive input as to what the residents would like to see at the site in the future. Additional meetings with local businesses, developers and elected officials took place with the goal of obtaining feedback from a variety of stakeholders and making the process transparent. A final report is scheduled to be completed by October 2011.
- Amended Section 8 Administrative plan.
- Explored the concept of purchasing property utilizing Section 8 operating reserves; however HUD regulations prohibit the purchase of property.
- Family Self-Sufficiency Task Force. With a vision to help residents meet criteria to move into new housing, a family self-sufficiency task force was created. The first meeting was held on October 1, 2009. The core group made up of PHA staff and community partners, which established a comprehensive agency list that consisted of: clearing utility bills; repair rental history; enroll in job skills classes or appropriate education resources; repair credit background; establish support network to meet medical needs; and establish personalized goal planning. Twenty (20) agencies were contacted to build partnerships and provide support for the program Access to Resource and Referral Opportunities (ARRO). PHA was presented a National Association of Housing and Redevelopment Officials NAHRO Merit Award for this program.
- The PHA plans to bring on line Facebook and Twitter along with the PHA Website, which is on going. Our new website address is www.peoriahousing.org. The Board of Commissioner's meeting minutes can be found on a monthly basis at the site.
- Regulatory Compliance. The energy audit for the next 5 years as required, was completed in 2009.
- A consultant was hired to assists the PHA Board and staff with strategic goal planning and the development of action plans.
- Union contract agreements were reached for both maintenance trades Union and the clerical worker's covered by the American Federation of State, County, and Municipal Employees (AFSCME).
- The PHA was awarded \$7,800 from the Women's Fund of the Community Foundation of Central Illinois toward support of initiatives through the Access to Resource and Referral Opportunities (ARRO) Program.
- The PHA was awarded \$54,667 in Community Development Block Grant (CDBG) for the City of Peoria for the Harrison Homes Street Right-of-way activity.
- PHA was awarded the Public Housing Family Self-Sufficiency Grant, Section 8 Housing Choice Voucher Grant and Resident Opportunities and Self-Sufficiency (ROSS) Service Coordinator Grant for the Elderly and Disabled persons.

	<p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification"</p> <p>The Peoria Housing Authority will utilize HUD's Notice 99-51 as the basic criteria regarding the definition of significant amendment:</p> <ul style="list-style-type: none"> • Changes to rent or admission policies or organization of the waiting list; • Additions of non-emergency work items (not included in the current Annual or 5-year plan) or change in the use of replacement reserve funds under the Capital Fund Program; • Additions to new activities that would result in any change with regard to demolition or disposition, designation, homeownership programs or conversion activities, the Housing Authority will: <ul style="list-style-type: none"> ○ consult with the Resident Advisory Board, ○ ensure consistency with the State and City of Peoria Consolidated Plan, and ○ provide for a review of the amendments by the public during a 45-day review period.
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> <ul style="list-style-type: none"> (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) (b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only) (c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only) (d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only) (e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (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, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only) (i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (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
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.

Attachment B

Section 6.0 -- PHA Plan Elements. (24 CFR 903.7)

Instructions:

For each Element below that **HAS** changed since the last PHA Plan, using the HUD 50075 instructions, enter the "changed" text in column 3.

For each Element below that **HAS NOT** changed since the last PHA Plan, enter "No Change" in column 3.

IL003	Peoria Housing Authority, 100 S. Richard Pryor Place, Peoria, Illinois 61605	January 1, 2012

	Plan Element	Column #3
1.	Eligibility, Selection and Admissions Policies, including Deconcentration and Wait List Procedures.	No Change
2.	Financial Resources.	Changed
3.	Rent Determination.	Changed
4.	Operation and Management.	Changed
5.	Grievance Procedures.	Changed
6.	Designated Housing for Elderly and Disabled Families.	Changed
7.	Community Service and Self-Sufficiency.	Changed
8.	Safety and Crime Prevention.	Changed
9.	Pets.	No Changes
10.	Civil Rights Certification.	No Changes
11.	Fiscal Year Audit.	Changed
12.	Asset Management.	No Changes
13.	Violence Against Women Act (VAWA).	No Change



RESOLUTION #AR092611-01
APPROVAL TO SUBMIT THE PEORIA HOUSING AUTHORITY'S FY 2010-2014 5-YEAR
& 2012 ANNUAL AGENCY PLAN

The Administration informs the Board as follows:

THAT, the Administration has completed its assessment of the FY 2010-2014 5-Year & 2012 Annual Agency Plan; and

THAT, the Quality Housing and Work Responsibility Act (QHWRA) of 1998 requires that all housing authorities submit the FY 2010-2014 5-Year & 2012 Annual Agency Plan. The Plan was advertised and made available for review from August 1, 2011 through September 16, 2011. The Executive Offices received no written comments. Two meetings were held with the residents on September 7 and September 15, 2011 to review the plan and comments from that meeting are attached and have been addressed; and

THAT, the approval of this resolution will allow the Authority to electronically submit the Plan and its attachments by the required deadline date of October 18, 2011, and

THAT, a public hearing to discuss this plan was held on Monday, September 26, 2011 at 4:30 p.m. in the administration building of the Peoria Housing Authority, Multi Purpose room. The minutes of that meeting are available for review.

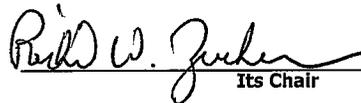
NOW THEREFORE BE IT RESOLVED that the Board of Commissioners of the Peoria Housing Authority, based on the Administration's recommendation and pending HUD approval, hereby approves Resolution #AR092611-01 the PHA's FY 2010-2014 5-Year & 2012 Annual Agency Plan for submission to HUD by October 18, 2011 as presented by the Administration.

PASSED BY THE BOARD OF COMMISSIONERS OF THE PEORIA HOUSING AUTHORITY
THIS 26th DAY OF SEPTEMBER 2011.

Attest
By:


Its Secretary

BY:


Its Chair



MEMORANDUM

TO: BOARD OF COMMISSIONERS

FROM: BRENDA COATES, CHIEF EXECUTIVE OFFICER

DATE: SEPTEMBER 26, 2011

RE: RESOLUTION #AR092611-01 – FY 2010-2014 5-YEAR & 2012 ANNUAL AGENCY PLAN

OBJECTIVE: To obtain Board approval of the FY 2010-2014 5-year and 2012 Annual Agency Plan to submit to the US Department of Housing and Urban Development on or before the October 18, 2011 deadline.

PRESENT SITUATION: Each year the US Department of Housing and Urban Development requires all housing authorities to submit its updated 5-Year Plan and its Annual Agency Plan, which outlines the housing authorities goals and objectives addressing the needs of low-income families.

To insure public participation, the Plan was advertised in the local newspaper and made available for review at the Peoria Public Library and the PHA development sites from August 1 through September 16, 2011 for a 45-day comment period. The Executive Offices received no written comments. A public hearing was held on this day September 26, 2011 to receive and address any comments from the residents of the City of Peoria and Peoria County. Resident meetings were held on September 7, 2011 and September 15, 2011 to discuss and review the Plan. The minutes to the meeting of resident meetings are attached and will be inserted in the Plan for transmission to HUD.

ADVANTAGES: Approval of this resolution will allow the Authority to electronically submit the completed 2010-2014 5-Year Agency and 2012 Annual Plan to HUD by the required deadline date of October 18, 2011.

DISADVANTAGES: Without the completion and submission at the required deadline date, the PHA will fail to meet HUD regulations.

ACTION: The Administration recommends approval of Resolution #AR092611-01 to submit the completed Agency Plan to HUD.



PEORIA HOUSING AUTHORITY Annual Agency Plan

OVERVIEW

The Quality Housing and Work Reform Act (QHWRA) requires submission of both the FY 2010-2014 5-Year & 2010 Annual Agency Plan. The Five-Year PHA Plan describes the agency's mission and the long-term plan for achieving that mission over the subsequent five years. The Annual Plan provides details about the PHA's current programs and the resident population served, as well as the PHA's strategy for addressing the housing needs of currently assisted families and the larger community. The Plan is due to HUD on or before October 18, 2011.

BACKGROUND

Section 511 of the Quality Housing and Work Responsibility Act (QHWRA) of 1998 created the Public Housing Agency Five-Year and Annual requirement. The PHA Plan also serves as the annual application for grants to support improvements to public housing buildings Capital Fund Program.

Any local, regional or state agency that receives funds to operate Federal public housing or Section 8 tenant –based assistance voucher programs must submit a PHA Plan.



**RESIDENT COUNCIL/RESIDENT MEETING
REGARDING THE**

2010-2014 5-Year and 2012 Annual Agency Plan
September 7, 2011, 4:30 p.m.

Minutes

Yvonne Long introduced herself as the Modernization and Development Director of the PHA. Other staff members included in the Donna Wilson, Executive Office Manager and Elizabeth Lewis, Section 8 Director.

Residents in attendance included Public Housing Resident Karman Johnson and Section 8 Resident Helen Moseley both from the RiverWest Development.

Ms. Long explained to the residents that each year the US Department of Housing and Urban Development mandates that all housing authorities complete an Agency Plan that consists of the activities that the housing authority is planning for the next year and how it is planning to use its Capital Funds for the next five years. The Annual Plan, which is the narrative portion of the Plan, outlines the accomplishments that the PHA has met as outlined in its previous years Plan. She explained that through the PHA's stringent procurement guidelines the PHA could only utilize Capital Funds for the replacement of appliances such as hot water heaters, refrigerators, stoves, and large equipment for the sites. Capital Funds are also used to renovate public housing units and to build newly constructed units that are safe and affordable for our residents.

She explained that to keep up with all of the repairs and replacement of appliances work orders are supplied to the staff to inventory. The work orders help the PHA to keep up with work completed by the maintenance staff and supplies that we use throughout the day for each unit. She indicated that we work with all staff to specify products that work effectively for the housing authority. Some problems that we have are replacement of doors with Capital Funds.

Ms. Long stated that the Plan is a comprehensive guide to public housing agency policies, programs, operations, and strategies for meeting local housing needs and goals. The PHA prepares the Plan each year. The 5-year plan is reviewed and updated once every fifth PHA fiscal year to ensure that we are meeting our goals and objectives from the first year that it was submitted. The 5-Year Plan is submitted with the Annual Plan with any revisions to our policies and procedures: Admissions and Continued Occupancy Policy, Section 8 Administrative Plan and other policies that are revised. Those policies may be reviewed at your convenience. The 5-year plan identifies the PHA's mission for serving the needs of low income to extremely low-income families in the county in which we live in. It outlines its goals and objectives and the progress the PHA has made in meeting the goals and objectives in the previous year. The Plan's elements are updated and revised each year.

The elements include any changes to our Admission and Continued Occupancy policies or Housing Choice Voucher policies and procedures. We will be updating the Admissions and Continued occupancy and prosing a number of changes.

Ms. Moseley stated that she has been living in a Section 8 unit at RiverWest for since 2001. She indicated that the children at the site have no respect for the property and that there are all kinds of dogs living on the property. The security has been poor since the Related Management has removed PHA security people and there is a lot of activity around 808 McBean and 1217 Jefferson. She indicated that she has talked to the management office about this and even contacted corporate offices. She said still there is nothing that has been done about the activity in the area of McBean and MacArthur. She indicated that the new people have a problem in housekeeping. She stated that she has mentored many of the younger women on how to keep their house clean. At certain times of the night, you can hear loud music coming from the cars that go through the site or from the units. She indicated that the public housing units is where all the problems are coming from and she has brought this to the manager's attention. She said it seemed to get worse when the for sale units were rented.

Ms. Johnson stated that they want to start up a neighborhood watch program but they do not know how to go about it. Staff gave her the name of Sean Stout from the City of Peoria who will direct them to the right person at the City.

Ms. Mosley asked how one person could be paying \$25 – \$50 for their rent and others are paying higher rent. Staff explained that the minimum rent for housing authorities is \$50. Residents that do not have an income or a minimal income pay minimum rent. Other rents based upon the resident's income or 30% of their income. Every year a rent study is completed to ensure that the units are comparable to units in the surrounding area.

Karmen Johnson asked how are the rents calculated. Ms. Long answered that rents are calculated based on the family's income. The housing authority has an equation to follow to determine how much rent a family pays, which also includes different deductions that are included in the equation. Although the rents are calculated based on your income, the deductions include childcare, medication, doctor's bills, etc.

Ms. Johnson asked how HUD comes up with the amount of rent that is paid for each unit. Ms. Long answered that HUD base their Fair Market Rents Fair determine the eligibility of rental housing units for the Section 8 Housing Assistance Payments program. Section 8 Rental Voucher program participants cannot rent units whose rents exceed the FMRs. HUD determines fair Market Rents. An outside contractor does a study of units in specific areas and comes up with an affordable amount determines rents for Public Housing. Rents for Section 8 for tax credit units at RiverWest are determined by rents of comparable units within the area per Elizabeth Lewis, Section 8 Director cannot be subsidized.

Ms. Mosley said that there is moisture accumulating between her windows. She indicated that this could cause mold. Staff recommended that she contact her Section 8 Inspector to inspect the windows to find out if there is something wrong that the development (landlord) needs to fix. Discussion followed about the water and utilities UTA.

Ms. Long stated that getting back to the Plan; the PHA is planning to use Capital Funds through the Capital Fund Financing Program to build more units at Harrison Homes. Right now, we are in the process of redevelopment planning at Taft homes. The PHA lost funds through the Choice Neighborhood initiatives, but we plan to expand our portfolio by purchasing and building new units. The money that we have put into the old style buildings has cost considerable time and money and we are still having the same problems. At Harrison our residents have the first opportunity to reside in those units. Unfortunately, they have to meet the guidelines, which is to be able to put utilities in their own name. They are given first priority over the new units with are energy conservative.

Ms. Long indicated that the PHA was approved for a loan, through a local bank, and with HUD's approval, the Housing Authority will be able to complete Phase III. We are not planning to do any major demolition at any of the other sites. Two buildings at Taft, the housing authority is planning to demolish due site security with HUD approval..

Ms. Long explained other sections of the Plan and informed Ms. Johnson and Ms. Moseley that if they had any other questions to contact her. She informed them that the PHA would be planning another meeting to try to receive more resident participation.

Respectfully Submitted by
PEORIA HOUSING AUTHORITY



Donna Wilson
Executive Office Manager



**RESIDENT COUNCIL/RESIDENT MEETING
REGARDING THE
2010-2014 5-Year and 2012 Annual Agency Plan
September 15, 2011, 4:00 p.m.**

Minutes

Attendees: Yvonne Long, Modernization and Development, Donna Wilson, Executive Office Manager.

Residents: Helen Moseley, RiverWest Public Housing Resident and guest.

Due to the lack of attendance, staff spoke with Ms. Moseley about questions she had that did not pertain to the Plan and reviewed with her the map of Harrison Homes indicating the development phases that were completed at the Harrison Homes site.

Respectfully Submitted by
PEORIA HOUSING AUTHORITY

Donna Wilson
Executive Office Manager

PEORIA HOUSING AUTHORITY
Plan Provision

1. VIOLENCE AGAINST WOMEN ACT – Domestic Violence, Sexual Assault and Stalking

The Peoria Housing Authority (PHA) has adopted a policy, The Violence Against Women Act (VAWA) policy, to implement applicable provisions of the Violence Against Women and Department of Justice Reauthorization Act of 2005 (Pub. L. 109-162) (VAWA). The PHA's goals, objectives and policies are to enable PHA to serve the needs of child and adult victims of domestic violence and stalking, as defined in VAWA, are stated in the PHA VAWA Policy, copy of which is following.

**PEORIA HOUSING AUTHORITY (PHA)
VIOLENCE AGAINST WOMEN ACT (VAWA) POLICY**

I. Purpose and Applicability

The purpose of this policy (herein called "Policy") is to implement the applicable provisions of the Violence Against Women and Department of Justice Reauthorization Act of 2005 (Pub. L. 109-162) declare the Peoria Housing Authority's (PHA) policies and procedures regarding domestic violence, dating violence, and stalking, as hereinafter defined.

This Policy shall be applicable to the administration by the PHA of all federally subsidized public housing and Section 8 rental assistance under the United States Housing Act of 1937 (42 U.S.C. §1437 et seq.). Notwithstanding its title, this policy is gender-neutral, and its protections are available to males who are victims of domestic violence, dating violence, or stalking as well as female victims of such violence.

II. Goals and Objectives

This Policy has the following principal goals and objectives:

- A. Maintaining compliance with all applicable legal requirements imposed by VAWA;
- B. Ensuring the physical safety of victims of actual or threatened domestic violence, dating violence, or stalking who are assisted by the PHA;
- C. Providing and maintaining housing opportunities for victims of domestic violence dating violence, or stalking;
- D. Creating and maintaining collaborative arrangements between the PHA, law enforcement authorities, victim service providers, and others to promote the safety and well-being of victims of actual and threatened domestic violence, dating violence and stalking, who are assisted by the PHA; and
- E. Taking appropriate action in response to an incident or incidents of domestic violence, dating violence, or stalking, affecting individuals assisted by the PHA.

III. Other PHA Policies and Procedures

This Policy shall be referenced in and attached to the PHA's Five-Year Public Housing Agency Plan and shall be incorporated in and made a part of the PHA's Public Housing Admissions and Continued Occupancy Policy and Section 8 Administrative Plan. The PHA's annual public housing agency plan shall also contain information concerning a description of activities, services or programs provided or offered either directly or in partnership with other service providers to victims, to help victims obtain or maintain housing or to prevent the abuse or to enhance the safety of victims relating to domestic violence, dating violence, and stalking.

To the extent any provision of this policy shall vary or contradict any previously adopted policy or procedure of the PHA, the provisions of this Policy shall prevail.

IV. Definitions

As used in this Policy:

A. *Domestic Violence* – The term 'domestic violence' includes felony or misdemeanor crimes of violence committed by:

(A) A current or former spouse of the victim, by a person with whom the victim shares a child in common, by a person who is cohabiting with or has cohabited with the victim as a spouse, by a person similarly situated to a spouse of the victim;

(B) A Family or Household Member as defined under the Illinois Domestic Violence Act 750 ILCS 60/103 subsection (6). "Family or household members" under the Illinois Domestic Violence Act include spouses, former spouses, parents, children, stepchildren and other persons related by blood or by present or prior marriage, persons who share or formerly shared a common dwelling, persons who have or allegedly have a child in common, persons who share or allegedly share a blood relationship through a child, persons who have or have had a dating or engagement relationship, persons with disabilities and their personal assistants, and caregivers as defined in paragraph (3) of subsection (b) of Section 12-21 of the Criminal Code of 1961((720 ILCS 5/12-21): a person who is employed by the elderly person or person with a disability or by another to reside with or regularly visit the elderly person or person with a disability and provide for such person's health and personal care;)

B. *Dating Violence* – means violence committed by a person—

(A) who is or has been in a social relationship of a romantic or intimate nature with the victim; and

(B) where the existence of such a relationship shall be determined based on a consideration of the following factors:

(i) The length of the relationship.

(ii) The type of relationship.

(iii) The frequency of interaction between the persons involved in the relationship.

C. *Stalking* – means –

(A) (i) to follow, pursue, or repeatedly commit acts with the intent to kill, injure, harass, or intimidate another person; and (ii) to place under surveillance with the intent to kill, injure, harass or intimidate another person; and

(B) In the course of, or as a result of, such following, pursuit, surveillance or repeatedly committed acts, to place a person in reasonable fear of the death of, or serious bodily injury to, or to cause substantial emotional harm to –

(i) that person;

(ii) a member of the immediate family of that person; or

(iii) the spouse or intimate partner of that person;

D. *Immediate Family Member* - means, with respect to a person –

a spouse, parent, brother, sister, or child of that person, or an individual to whom that person stands in loco parentis; or

any other person living in the household of that person and related to that person by blood or marriage.

E. *Perpetrator* – means person who commits an act of domestic violence, dating violence or stalking against a victim.

F. *Involuntary Displacement* – Occurs when a victim has vacated or will have to vacate their housing unit because of domestic violence, dating domestic violence or stalking against the victim.

G. *Long-term Housing* – Is housing that is sustainable, accessible, affordable and safe for the foreseeable future which:

a. The person rents or owns;

b. Is subsidized by a voucher or other program as long as the person meets the eligibility requirements of the program;

c. Directly provided by the PHA, is not time limited and the person meets the eligibility requirements of the program.

G. *Victim* – Is a person who is the victim of domestic violence, dating violence, or stalking under this Policy and who has timely and completely completed the certification under HUD approved certifications and other certifications or as requested by the PHA.

V. Admissions and Screening

A. *Non-Denial of Assistance*. The PHA will not deny admission to public housing or to the Section 8 rental assistance program to any person because that person is or has been a victim of domestic violence, dating violence, or stalking, provided that such person is otherwise qualified for such admission.

VI. Appropriate Basis for Denial of Admissions, Assistance or Tenancy

- A. *VAWA Protections.* Under VAWA, public housing residents and persons assisted under the Section 8 rental assistance program have the following specific protections, which will be observed by PHA:
1. The PHA shall not deny participation or admission to a program on the basis of a person's victim status, if the person otherwise qualifies for admission of assistance.
 2. 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 shall not be good cause for denying to a victim to a program, terminating the tenancy or occupancy rights of or assistance to the victim of that violence.
 3. In addition to the foregoing, tenancy or assistance will not be terminated by the PHA 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 the assisted household, a guest or another person under the tenant's control, and the tenant or an immediate family member is the victim or threatened victim of this criminal activity. However, the protection against termination of tenancy or assistance described in this paragraph is subject to the following limitations:
 - (a) Nothing contained in this paragraph shall limit any otherwise available authority of the PHA or a Section 8 owner or manager to terminate tenancy, evict, or to terminate assistance, as the case may be, for any violation of a lease or program requirement not premised on the act or acts of domestic violence, dating violence, or stalking in question against the tenant or a member of the tenant's household. However, in taking any such action, neither the PHA nor a Section 8 manager or owner may apply a more demanding standard to the victim of domestic violence, dating violence or stalking than that applied to other residents.
 - (b) Nothing contained in this paragraph shall be construed to limit the authority of PHA or a Section 8 owner or manager to evict or terminate from assistance any tenant or lawful applicant if the owner, manager or PHA, as the case may be, can demonstrate an actual and imminent threat to other residents or to those employed at or providing service to the property, if the tenant is not evicted or terminated from assistance.
- B. *Removal of Perpetrator.* Further, notwithstanding anything in paragraph VI.A.2 or 3. or Federal, State or local law to the contrary, the PHA or a Section 8 owner or manager, as the case may be, may bifurcate a lease, or remove a household member from a lease, without regard to whether a household member is a signatory to a lease, in order to evict, remove, terminate occupancy rights, or terminate assistance to any individual who is a tenant or lawful occupant and who engages in acts of physical violence against family members or others. Such action against the perpetrator of such physical violence may be taken without evicting, removing, terminating assistance to, or otherwise

penalizing the victim of such violence who is also the tenant or a lawful occupant. Such eviction, removal, termination of occupancy rights, or termination of assistance shall be effected in accordance with the procedures prescribed by law applicable to terminations of tenancy and evictions by the PHA. Leases used for all public housing operated by PHA and, at the option of Section 8 owners or managers, leases for dwelling units occupied by families assisted with Section 8 rental assistance administered by PHA, shall contain provisions setting forth the substance of this paragraph.

VII. Verification of Domestic Violence, Dating Violence or Stalking

A. *Requirement for Verification.* Subject only to waiver as provided in paragraph VII. C, PHA shall require verification, in writing, in all cases where an individual claims protection against an action involving such individual proposed to be taken by PHA. Section 8 owners or managers receiving rental assistance administered by PHA may elect to require verification, or not to require it as permitted under applicable law.

Verification of a claimed incident or incidents of actual or threatened domestic violence, dating violence or stalking may be accomplished in one of the following three ways:

1. *HUD-approved certification* - by providing to PHA or to the requesting Section 8 owner or manager a written certification, on a form approved by the U.S. Department of Housing and Urban Development (HUD), that the individual is a victim of domestic violence, dating violence or stalking that the incident or incidents in question are bona fide incidents of actual or threatened abuse meeting the requirements of the applicable definition(s) set forth in this policy. The incident or incidents in question must be described in reasonable detail as required in the HUD-approved form 50066, and the completed certification must include the name of the perpetrator.
2. *Other documentation* - by providing to PHA or to the requesting Section 8 owner or manager documentation signed by an employee, agent, or volunteer of a victim service provider, an attorney, or a medical professional, from whom the victim has sought assistance in addressing the domestic violence, dating violence or stalking, or the effects of the abuse, described in such documentation. The professional providing the documentation must sign and attest under penalty of perjury (28 U.S.C. 1746) to the professional's belief that the incident or incidents in question are bona fide incidents of abuse meeting the requirements of the applicable definition(s) set forth in this policy. The victim of the incident or incidents of domestic violence, dating violence or stalking described in the documentation must also sign and attest to the documentation under penalty of perjury.
3. *Police or court record* – by providing to PHA or to the requesting Section 8 owner or manager a Federal, State, tribal, territorial, or local police or court record describing the incident or incidents in question.

- B. *Time allowed to provide verification/ failure to provide.* An individual who claims protection against adverse action based on an incident or incidents of actual or threatened domestic violence, dating violence or stalking, and who is requested by PHA, or a Section 8 owner or manager to provide verification, must provide such verification within 14 business days (*i.e.*, 14 calendar days, excluding Saturdays, Sundays, and federally-recognized holidays) after receipt of the request for verification. Failure to provide verification, in proper form within such time will result in loss of protection under VAWA and this policy against a proposed adverse action.
- C. *Waiver of verification requirement.* The Executive Director of PHA, or a Section 8 owner or manager, may, with respect to any specific case, waive the above-stated requirements for verification and provide the benefits of this policy based on the victim's statement or other corroborating evidence. Such waiver may be granted in the sole discretion of the Executive Director, owner or manager. Any such waiver must be in writing. Waiver in a particular instance or instances shall not operate as precedent for, or create any right to, waiver in any other case or cases, regardless of similarity in circumstances.

Failure to Provide Certification HUD Approved or Other Certification

The person shall provide complete and accurate certifications to the PHA, owner or manager within 14 business days after the PHA requests in writing that the person completes the certification. If the person does not provide a complete and accurate certification within the 14 business days, the resident will not be considered a "Victim" under this policy and the PHA, the owner or manager may take action to deny or terminate participation or tenancy.

VIII. Confidentiality

- A. *Right of confidentiality.* All information (including the fact that an individual is a victim of domestic violence, dating violence or stalking) provided to PHA or to a Section 8 owner or manager in connection with a verification required under Section VII of this policy or provided in lieu of such verification where a waiver of verification is granted, shall be retained by the receiving PHA in confidence and shall neither be entered in any shared database nor provided to any related entity, except where disclosure is:
 - 1. requested or consented to by the individual in writing, or
 - 2. required for use in a public housing eviction proceeding or in connection with termination of Section 8 assistance, as permitted in VAWA, or
 - 3. otherwise required by applicable law.
- B. *Notification of rights.* All residents of public housing and residents participating in the Section 8 rental assistance program administered by PHA shall be notified in writing concerning their right to confidentiality and the limits on such rights to confidentiality.

- C. *Compliance Not Sufficient to Constitute Evidence of Unreasonable Act* – The PHA, owner or manager compliance with Sections VII; A.1 HUD Approved Certification and A.2 Other Certification, and D. Failure to Provide Certification, shall alone not be sufficient to show evidence of an unreasonable act or omission by them.

IX. Transfer to New Residence

- A. *Application for transfer.* In situations that involve significant risk of violent harm to an individual as a result of previous incidents or threats of domestic violence, dating violence, or stalking, a resident may request a transfer to another PHA unit. The PHA may approve a request for transfer if an approved unit size is available at a location that may reduce the risk of harm. A tenant who requests transfer must attest in such application that the requested transfer is necessary to protect the health or safety of the tenant or another member of the household who is or was the victim of domestic violence dating violence or stalking and who reasonably believes that the tenant or other household member will be imminently threatened by harm from further violence if the individual remains in the present dwelling unit.
- B. *Action on applications.* The PHA will respond to such an application promptly.
- C. *No right to transfer.* The PHA will attempt to accommodate requests for transfer when suitable alternative vacant units are available and the circumstances warrant such action. However, except with respect to portability of Section 8 assistance as provided in paragraph IX. E. below the decision to grant or refuse to grant a transfer shall lie within the sole discretion of the PHA, and this policy does not create any right on the part of any applicant to be granted a transfer.
- D. *Portability.* Notwithstanding the foregoing, a Section 8-assisted tenant will not be denied portability to a unit located in another jurisdiction (notwithstanding the term of the tenant's existing lease has not expired, or the family has not occupied the unit for 12 months) so long as the tenant has complied with all other requirements of the Section 8 program and has moved from the unit in order to protect the health or safety of an individual member of the household who is or has been the victim of domestic violence dating violence or stalking and who reasonably believes that the tenant or other household member is imminently threatened with harm from domestic violence if the individual remains in the present dwelling unit.

X. Court Orders/Family Break-up

- A. *Court orders.* It is the PHA's policy to honor orders entered by courts of competent jurisdiction affecting individuals assisted by PHA and their property. This includes cooperating with law enforcement authorities to enforce civil protection orders issued for the protection of victims and addressing the distribution of personal property among household members in cases where a family breaks up.
- B. *Family break-up.* The PHA policies regarding family break-up are contained in the PHA's Public Housing Admissions and Continuing Occupancy Plan (ACOP) and its Section 8 Administrative Plan.

XI. Relationships with Service Providers

It is the policy of the PHA to cooperate with organizations and entities, both private and governmental, that provide shelter and/or services to victims of domestic violence. If PHA staff become aware that an individual assisted by the PHA is a victim of domestic violence, dating violence or stalking, the PHA will refer the victim to such providers of shelter or services as appropriate. Notwithstanding the foregoing, this Policy does not create any legal obligation requiring the PHA either to maintain a relationship with any particular provider of shelter or services to victims of domestic violence or to make a referral in any particular case. The PHA's annual public housing agency plan shall describe providers of shelter or services to victims of domestic violence with which PHA has referral or other cooperative relationships.

XII. Notification

PHA shall provide written notification to applicants, residents, and Section 8 owners and managers, of their rights and obligations created under VAWA relating to confidentiality, denial of assistance and, termination of tenancy or assistance.

XIII. Relationship with Other Applicable Laws

Neither VAWA nor this Policy implementing it shall preempt or supersede any provision of Federal, State or local law that provides greater protection than that provided under VAWA for victims of domestic violence, dating violence or stalking.



**Peoria Housing Authority
Carbon Monoxide Alarm Detector Act**

Pursuant to January 1, 2007, the Peoria Housing Authority purchased an installed carbon monoxide alarms in all of its Public Housing units. According to the Public Act 94-0741, Carbon Monoxide Alarm detectors is an Act concerning safety, which states:

Section 5. Definitions. In this Act:

"Approved carbon monoxide alarm" or "alarm" means a carbon monoxide alarm that complies with all the requirements of the rules and regulations of the Illinois State Fire Marshal, bears the label of a nationally recognized testing laboratory, and complies with the most recent standards of the Underwriters Laboratories or the Canadian Standard Association.

"Dwelling unit" means a room or suite of rooms used for human habitation, and includes a single family residence as well as each living unit of a multiple family residence and each living unit in a mixed use building.

Section 10. Carbon monoxide detector:

- (a) Every dwelling unit shall be equipped with at least one approved carbon monoxide alarm in an operating condition within 15 feet of every room used for sleeping purposes. The carbon monoxide alarm may be combined with smoke detecting devices provided that the combined unit complies with the respective provisions of the administrative code, reference standards, and departmental rules relating to both smoke detecting devices and carbon monoxide alarms and provided that the combined unit emits an alarm in a manner that clearly differentiates the hazard.
- (b) Every structure that contains more than one dwelling unit shall contain at least one approved carbon monoxide alarm in operating condition within 15 feet of every room used for sleeping purposes.
- (c) It is the responsibility of the owner of a structure to supply and install all required alarms. It is the responsibility of a tenant to test and to provide general maintenance for the alarms within the tenant's dwelling unit or rooming unit, and to notify the owner or the authorized agent of the owner in writing of any deficiencies that the tenant cannot correct. The owner is responsible for providing one tenant per dwelling unit with written information regarding alarm testing and maintenance. The tenant is responsible for replacement of any required batteries in the carbon monoxide alarms in the tenant's dwelling unit, except that the owner shall ensure that the batteries are in operating condition at the time the tenant takes possession of the dwelling unit. The tenant shall provide the owner or the authorized agent of the owner with access to the dwelling unit to correct any deficiencies in the carbon monoxide alarm that have been reported in writing to the owner or the authorized agent of the owner.

- (d) The carbon monoxide alarms required under this Act may be either battery powered, plug-in with battery back-up, or wired into the structure's AC power line with secondary battery back-up.

Section 15. Violation

- (a) Willful failure to install or maintain in operating condition any carbon monoxide alarm required by this Act is a Class B misdemeanor.
- (b) Tampering with, removing, destroying, disconnecting, or removing the batteries from any installed carbon monoxide alarm, except in the course of inspection, maintenance, or replacement of the alarm, is a Class A misdemeanor in the case of a first conviction and a Class 4 felony in the case of a second or subsequent conviction.

As a consequence, the Section 8 Housing Choice Voucher Program is no exception to this law and it is the responsibility of the owner of the property to comply with the above.

Part I: Summary	PHA Name: Peoria Housing Authority	Grant Type and Number Capital Fund Program Grant No: IL06P00350112 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2012 FFY of Grant Approval: 2012
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Type of Grant
 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 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)	\$132,400.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$90,000.00			
8	1440 Site Acquisition	\$150,000.00			
9	1450 Site Improvement	\$142,000.00			
10	1460 Dwelling Structures	\$172,179.00			
11	1465.1 Dwelling Equipment—Nonexpendable	\$95,000.00			
12	1470 Non-dwelling Structures	\$23,750.00			
13	1475 Non-dwelling Equipment	\$25,000.00			
14	1485 Demolition	\$180,000.00			
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs	\$10,000.00			
17	1499 Development Activities ⁴	\$303,676.00			

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

Part I: Summary					
PHA Name: Peoria Housing Authority	Grant Type and Number Capital Fund Program Grant No: IL06P00350112 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2012 FFY of Grant Approval: 2012			
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
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)	\$1,324,005.00			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities	\$12,750.00			
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs	\$20,000.00			
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director		Date		Signature of Public Housing Director	
				Date	

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority			Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012		
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	
IL 003-002	Administration							
Harrison Homes	Capital Fund Fee to COCC	1410		\$33,100.00				
AMP 2	Subtotal			\$33,100.00				
IL 003-002	Fees and Costs							
Harrison Homes	A&E for Design and Construction	1430		\$2,500.00				
AMP 2	Consulting, Survey and Appraisal	1430		\$2,500.00				
	Construction Supervision/Inspections	1430		\$20,500.00				
	Subtotal			\$25,500.00				
IL 003-002	Site Acquisition							
Harrison Homes	Purchase of property to expand portfolio	1440		\$50,000.00				
AMP 2	Subtotal			\$50,000.00				
IL 003-002	Site Improvements							
Harrison Homes	Modernization Requirements for 504 Accessibility	1450		\$1,250.00				
AMP 2	Concrete - road repair, sidewalks, stoops, handrails, roads and parking lots/stripping	1450		\$12,500.00				
	Playground	1450		\$30,000.00				
	Landscaping	1450		\$5,000.00				
	Subtotal			\$48,750.00				

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: Peoria Housing Authority			Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012		
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	
IL 003-002	Dwelling Structures							
Harrison Homes	Modernization Requirements for 504 Accessibility	1460		\$1,250.00				
AMP 2	Storm Doors	1460		\$10,000.00				
	Entry Doors	1460		\$10,000.00				
	Boilers	1460		<u>\$12,500.00</u>				
	Subtotal			\$33,750.00				
IL 003-002	Dwelling Equipment							
Harrison Homes	Replace Appliances	1465		\$15,000.00				
AMP 2	Replace Water Heaters	1465		\$15,000.00				
	Replace A/C Units	1465		<u>\$10,000.00</u>				
	Subtotal			\$40,000.00				
IL 003-002	Non-Dwelling Structure							
Harrison Homes	Modernization Requirements for 504 Accessibility	1470		\$1,250.00				
AMP 2	Subtotal			\$1,250.00				
IL 003-002	Non-Dwelling Equipment							
Harrison Homes	Safety and Crime Prevention Equipment	1475		\$10,000.00				
AMP 2	Subtotal			\$10,000.00				
IL 003-002	Demolition							
Harrison Homes	Demolition	1485		\$100,000.00				
AMP 2	Subtotal			\$100,000.00				

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² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012			
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	
IL 003-002	Development Activities							
Harrison Homes	Development Activities	1499		\$153,676.00				
AMP 2	Subtotal			\$153,676.00				
	Total IL 003-002 Harrison Homes AMP 2			\$496,026.00				
IL 003-009, 010, 011, 012, 015, 016	Administration							
Scattered Sites	Capital Fund Fee to COCC	1410		\$33,100.00				
AMP 3	Subtotal			\$33,100.00				
IL 003-009, 010, 011, 012, 015, 016	Fees and Costs							
Scattered Sites	A&E for Design and Construction	1430		\$2,500.00				
AMP 3	Consulting, Survey and Appraisal	1430		\$2,500.00				
	Construction Supervision/Inspections	1430		\$20,500.00				
	Subtotal			\$25,500.00				
IL 003-009, 010, 011, 012, 015, 016	Site Acquisition							
Scattered Sites	Purchase of property to expand portfolio	1440		\$50,000.00				
AMP 3	Subtotal			\$50,000.00				

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² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012			
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	
IL 003-009, 010, 011, 012, 015, 016	Site Improvements							
Scattered Sites	Modernization Requirements for 504 Accessibility	1450		\$1,250.00				
AMP 3	Playground Repair/Replacement	1450		\$5,000.00				
	Concrete Repair and Landscaping	1450		\$10,000.00				
	Fence Repair/Replacement	1450		\$2,500.00				
	Subtotal			\$18,750.00				
IL 003-009, 010, 011, 012, 015, 016	Dwelling Structures							
Scattered Sites	Modernization Requirements for 504 Accessibility	1460		\$1,250.00				
AMP 3	Subtotal			\$1,250.00				
IL 003-009, 010, 011, 012, 015, 016	Dwelling Equipment							
Scattered Sites	Appliances	1465		\$15,000.00				
AMP 3	Furnaces	1465		\$15,000.00				
	Subtotal			\$30,000.00				
IL 003-009, 010, 011, 012, 015, 016	Non-Dwelling Equipment							
Scattered Sites	A/C Unit Covers	1475		\$5,000.00				
AMP 3	Subtotal			\$5,000.00				
IL 003-009, 010, 011, 012, 015, 016	Development Activities							
Scattered Sites	Development Activities	1499		\$50,000.00				
AMP 3	Subtotal			\$50,000.00				

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² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012			
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	
	Total IL 003-009, 010, 011, 012, 015, 016 Scattered Sites AMP 3			\$213,600.00				
IL 003-004	Administration							
Taft Homes	Capital Fund Fee to COCC	1410		<u>\$33,100.00</u>				
AMP 4	Subtotal			\$33,100.00				
IL 003-004	Fees and Costs							
Taft Homes	A&E for Design and Construction	1430		\$2,500.00				
AMP 4	Consulting, Survey and Appraisal	1430		\$2,500.00				
	Construction Supervision/Inspections	1430		<u>\$20,500.00</u>				
	Subtotal			\$25,500.00				
IL 003-004	Site Acquisition							
Taft Homes	Purchase of property to expand portfolio	1440		<u>\$50,000.00</u>				
AMP 4	Subtotal			\$50,000.00				
IL 003-004	Site Improvements							
Taft Homes	Modernization Requirements for 504 Accessibility	1450		\$1,250.00				
AMP 4	Playground	1450		\$32,000.00				
	Concrete - road repair, sidewalks, stoops, handrails, roads and parking lots/stripping	1450		<u>\$20,000.00</u>				
	Subtotal			\$53,250.00				

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² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012			
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	
IL 003-004	Dwelling Structures							
Taft Homes	Modernization Requirements for 504 Accessibility	1460		\$1,250.00				
AMP 4	Exterior Doors/Locks	1460		\$10,000.00				
	Windows	1460		\$5,000.00				
	Subtotal			\$16,250.00				
IL 003-004	Dwelling Equipment							
Taft Homes	Appliances	1465		\$25,000.00				
AMP 4	Subtotal			\$25,000.00				
IL 003-004	Non-Dwelling Structure							
Taft Homes	Modernization Requirements for 504 Accessibility	1470		\$1,250.00				
AMP 4	Management Building Repairs	1470		\$15,000.00				
	Elevator Compliance Upgrades	1470		\$5,000.00				
	Subtotal			\$21,250.00				
IL 003-004	Non-Dwelling Equipment							
Taft Homes	Safety and Crime Prevention Equipment	1475		\$5,000.00				
AMP 4	Subtotal			\$5,000.00				
IL 003-004	Demolition							
Taft Homes	Demolition	1485		\$80,000.00				
AMP 4	Subtotal			\$80,000.00				

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² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012			
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	
IL 003-004	Development Activities							
Taft Homes	Development Activities	1499		<u>\$100,000.00</u>				
AMP 4	Subtotal			<u>\$100,000.00</u>				
	Total IL 003-004 Taft Homes AMP 4			<u>\$409,350.00</u>				
IL 003-005, 007	Administration							
Sterling Towers East, West	Capital Fund Fee to COCC	1410		<u>\$33,100.00</u>				
AMP 5	Subtotal			<u>\$33,100.00</u>				
IL 003-005, 007	Fees and Costs							
Sterling Towers East, West	A&E for Design and Construction	1430		\$2,500.00				
AMP 5	Consulting, Survey and Appraisal	1430		\$2,500.00				
	Construction Supervision/Inspections	1430		<u>\$8,500.00</u>				
	Subtotal			<u>\$13,500.00</u>				
IL 003-005, 007	Site Improvements							
Sterling Towers East, West	Modernization Requirements for 504 Accessibility	1450		\$1,250.00				
AMP 5	Concrete & Landscaping - road repair, sidewalks, stoops, handrails, roads and parking lots/stripping sidewalks	1450		<u>\$20,000.00</u>				
	Subtotal			<u>\$21,250.00</u>				

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² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name: Peoria Housing Authority			Grant Type and Number Capital Fund Program Grant No: IL06P00350112 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2012		
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	
IL 003-005, 007	Dwelling Structures							
Sterling Towers East, West	Modernization Requirements for 504 Accessibility	1460		\$1,250.00				
AMP 5	Floor Covering Replacement	1460		\$30,000.00				
	Ceiling Tile Replacement	1460		\$10,000.00				
	Electrical Upgrades	1460		\$10,000.00				
	Interior/Exterior Unit/Common Area Renovations	1460		\$10,000.00				
	Elevator Compliance Upgrades	1460		\$5,000.00				
	Cycle Painting	1460		\$54,679.00				
	Subtotal			\$120,929.00				
IL 003-005, 007	Non-Dwelling Structure							
Sterling Towers East, West	Modernization Requirements for 504 Accessibility	1470		\$1,250.00				
AMP 5	Subtotal			\$1,250.00				
IL 003-005, 007	Non-Dwelling Equipment							
Sterling Towers East, West	Safety and Crime Prevention Equipment	1475		\$5,000.00				
AMP 5	Subtotal			\$5,000.00				

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² 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 I: Summary	
PHA Name: Peoria Housing Authority	Grant Type and Number Capital Fund Program Grant No: IL06R00350112 Replacement Housing Factor Grant No: Date of CFFP:
FFY of Grant: 2012 FFY of Grant Approval: 2012	

Type of Grant
 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 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)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
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				

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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: Peoria Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06R00350112 Replacement Housing Factor Grant No: Date of CFFP:		FFY of Grant:2012 FFY of Grant Approval: 2012	
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
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	\$243,955.00			
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	\$243,955.00			
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				
Signature of Executive Director			Date	Signature of Public Housing Director	
				Date	

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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

Part I: Summary	
PHA Name: Peoria Housing Authority	Grant Type and Number Capital Fund Program Grant No: IL06R00350212 Replacement Housing Factor Grant No: Date of CFFP:
FFY of Grant: 2012 FFY of Grant Approval: 2012	

Type of Grant
 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 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)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
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	\$728,960.00			

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

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⁴ RHF funds shall be included here.

Part I: Summary					
PHA Name: Peoria Housing Authority	Grant Type and Number Capital Fund Program Grant No: IL06R00350212 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2012 FFY of Grant Approval: 2012			
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
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)	\$728,960.00			
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				
Signature of Executive Director			Date		Signature of Public Housing Director
					Date

¹ To be completed for the Performance and Evaluation Report.

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⁴ RHF funds shall be included here.

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary						
PHA Name/Number: Peoria Housing Authority		Locality (City/County & State) Peoria/Peoria/IL			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
A.	Development Number and Name: Peoria Housing Authority - ALL AMPs	Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year 2 FFY <u>2013</u>	Work Statement for Year 3 FFY <u>2014</u>	Work Statement for Year 4 FFY <u>2015</u>	Work Statement for Year 5 FFY <u>2016</u>
B.	Physical Improvements Subtotal	Annual Statement	\$648,056.00	\$645,000.00	\$496,210.00	\$589,500.00
C.	Management Improvements		\$55,000.00	\$55,000.00	\$87,500.00	\$55,000.00
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		\$132,400.00	\$132,400.00	\$132,400.00	\$132,400.00
F.	Other					
G.	Operations					
H.	Demolition		\$238,549.00	\$291,605.00	\$285,605.00	\$200,000.00
I.	Development		\$250,000.00	\$200,000.00	\$322,290.00	\$347,105.00
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		\$1,324,005.00	\$1,324,005.00	\$1,324,005.00	\$1,324,005.00
L.	Total Non-CFP Funds					
M.	Grand Total		\$1,324,005.00	\$1,324,005.00	\$1,324,005.00	\$1,324,005.00

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary (Continuation)						
PHA Name/Number		Locality (City/county & State)			<input checked="" type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:
A.	Development Number and Name: Peoria Housing Authority – ALL AMPs	Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year 2 FFY <u>2013</u>	Work Statement for Year 3 FFY <u>2014</u>	Work Statement for Year 4 FFY <u>2015</u>	Work Statement for Year 5 FFY <u>2016</u>
		Annual Statement				
	IL3-2, Harrison Homes South AMP 2		\$464,649.00	\$522,705.00	\$511,705.00	\$615,705.00
	IL 3-09, Scattered Sites – AMP 3		\$283,600.00	\$183,600.00	\$284,810.00	\$285,600.00
	IL 3-4, Taft Homes – AMP 4		\$376,656.00	\$438,600.00	\$383,390.00	\$223,600.00
	IL3-5 Sterling Towers – AMP 5		\$199,100.00	\$179,100.00	\$144,100.00	\$199,100.00
	CFP Funds listed for 5 year planning		\$1,324,005.00	\$1,324,005.00	\$1,324,005.00	\$1,324,005.00
	Replacement Housing Factor Funds First Year Increments		\$267,189.00	\$255,572.00	\$255,572.00	\$29,042.00
	Replacement Housing Factor Funds Second Year Increment		\$728,960.00	\$604,079.00	\$604,079.00	\$683,945.00

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary						
PHA Name/Number: Peoria Housing Authority		Locality (City/County & State) Peoria/Peoria/IL			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
A.	Development Number and Name: IL 003-002 Harrison Homes AMP 2	Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year 2 FFY <u>2013</u>	Work Statement for Year 3 FFY <u>2014</u>	Work Statement for Year 4 FFY <u>2015</u>	Work Statement for Year 5 FFY <u>2016</u>
B.	Physical Improvements Subtotal	Annual Statement	\$168,000.00	\$173,000.00	\$140,500.00	\$110,500.00
C.	Management Improvements		\$25,000.00	\$25,000.00	\$32,500.00	\$25,000.00
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		\$33,100.00	\$33,100.00	\$33,100.00	\$33,100.00
F.	Other					
G.	Operations					
H.	Demolition		\$138,549.00	\$191,605.00	\$185,605.00	\$200,000.00
I.	Development		\$100,000.00	\$100,000.00	\$120,000.00	\$247,105.00
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		\$464,649.00	\$522,705.00	\$511,705.00	\$615,705.00
L.	Total Non-CFP Funds					
M.	Grand Total		\$464,649.00	\$522,705.00	\$511,705.00	\$615,705.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		\$20,500.00	Construction Supervision/Inspections		\$20,500.00
	Subtotal 1430		\$25,500.00	Subtotal 1430		\$25,500.00
	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
	Acquisition			Acquisition		
	Acquisition		\$75,000.00	Acquisition		\$75,000.00
	Subtotal 1440		\$75,000.00	Subtotal 1440		\$75,000.00
	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
	Site Improvements			Site Improvements		
	Modernization Req. of 504 Accessibility		\$1,250.00	Modernization Req. of 504 Accessibility		\$1,250.00
	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		\$20,000.00	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		\$20,000.00
				Landscaping		\$5,000.00
	Subtotal 1450		\$21,250.00	Subtotal 1450		\$26,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		<u>\$20,500.00</u>	Construction Supervision/Inspections		<u>\$20,500.00</u>
	Subtotal 1430		\$25,500.00	Subtotal 1430		\$25,500.00
	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
	Acquisition			Acquisition		
	Acquisition		<u>\$50,000.00</u>	Acquisition		<u>\$50,000.00</u>
	Subtotal 1440		\$50,000.00	Subtotal 1440		\$50,000.00
	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
	Site Improvements			Site Improvements		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		\$20,000.00	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		<u>\$20,000.00</u>
	Playground		<u>\$30,000.00</u>			
	Subtotal 1450		\$51,250.00	Subtotal 1450		\$21,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Modernization Req. of 504 Accessibility		\$2,500.00	Modernization Req. of 504 Accessibility		\$2,500.00
	Subtotal 1460		\$2,500.00	Subtotal 1460		\$2,500.00
	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Subtotal 1470		\$1,250.00	Subtotal 1470		\$1,250.00
	IL003-002: Harrison Homes AMP 2			IL003-002: Harrison Homes AMP 2		
	Non-Dwelling Equipment			Non-Dwelling Equipment		
	Safety and Crime Prevention Equipment		\$10,000.00	Safety and Crime Prevention Equipment		\$10,000.00
	Subtotal 1475		\$10,000.00	Subtotal 1475		\$10,000.00
	Total IL 003-002 Harrison Homes AMP 2		\$140,500.00	Total IL 003-002 Harrison Homes AMP 2		\$110,500.00

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary

PHA Name/Number: Peoria Housing Authority		Locality (City/County & State) Peoria/Peoria/IL				<input checked="" type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:
A.	Development Number and Name: IL 003-009, 010, 011, 012, 015, 016 Scattered Sites AMP 3	Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year 2 FFY <u>2013</u>	Work Statement for Year 3 FFY <u>2014</u>	Work Statement for Year 4 FFY <u>2015</u>	Work Statement for Year 5 FFY <u>2016</u>	
B.	Physical Improvements Subtotal	Annual Statement	\$150,500.00	\$150,500.00	\$144,210.00	\$252,500.00	
C.	Management Improvements				\$7,500.00		
D.	PHA-Wide Non-dwelling Structures and Equipment						
E.	Administration		\$33,100.00	\$33,100.00	\$33,100.00	\$33,100.00	
F.	Other						
G.	Operations						
H.	Demolition						
I.	Development		\$100,000.00		\$100,000.00		
J.	Capital Fund Financing – Debt Service						
K.	Total CFP Funds		\$283,600.00	\$183,600.00	\$284,810.00	\$285,600.00	
L.	Total Non-CFP Funds						
M.	Grand Total		\$283,600.00	\$183,600.00	\$284,810.00	\$285,600.00	

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		<u>\$20,500.00</u>	Construction Supervision/Inspections		<u>\$20,500.00</u>
	Subtotal 1430		\$25,500.00	Subtotal 1430		\$25,500.00
				Acquisition		
				Acquisition		<u>\$60,000.00</u>
				Subtotal 1440		\$60,000.00
	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
	Site Improvements			Site Improvements		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		<u>\$1,250.00</u>
	Concrete Repair & Landscaping		\$20,000.00			
	Playground Repair/Replacement		\$35,000.00			
	Tuckpoint & Seal and Repair Brick		<u>\$25,000.00</u>	Tuckpoint & Seal and Repair Brick		<u>\$35,000.00</u>
	Subtotal 1450		\$81,250.00	Subtotal 1450		\$36,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Modernization Requirements of 504 Accessibility		\$2,500.00	Modernization Requirements of 504 Accessibility		\$2,500.00
	Subtotal 1460		\$2,500.00	Subtotal 1460		\$2,500.00
	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
	Dwelling Equipment			Dwelling Equipment		
	Replace Appliances & Water Heaters		\$25,000.00	Replace Appliances & Water Heaters		\$25,000.00
	Replace Washer/Dryers - Dishwashers		\$15,000.00			
	Subtotal 1465		\$40,000.00	Subtotal 1465		\$25,000.00
	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Subtotal 1470		\$1,250.00	Subtotal 1470		\$1,250.00

	Total IL 003-009, 010, 011, 012, 015, 016 Scattered Sites AMP 3		\$150,500.00	Total IL 003-009, 010, 011, 012, 015, 016 Scattered Sites AMP 3		\$150,500.00
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Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		<u>\$20,500.00</u>	Construction Supervision/Inspections		<u>\$20,500.00</u>
	Subtotal 1430		\$25,500.00	Subtotal 1430		\$25,500.00
	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
	Acquisition					
	Acquisition		<u>\$58,710.00</u>			
	Subtotal 1440		\$58,710.00			
	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
	Site Improvements			Site Improvements		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Concrete Repair & Landscaping		\$50,000.00	Concrete Repair & Landscaping		\$62,000.00
	Fencing		<u>\$5,000.00</u>	Playground		\$35,000.00

				Tuck Point & Seal & Repair Brick		\$125,000.00
	Subtotal 1450		\$56,250.00	Subtotal 1450		\$223,250.00
Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Modernization Requirements of 504 Accessibility		\$2,500.00	Modernization Requirements of 504 Accessibility		\$2,500.00
	Subtotal 1460		\$2,500.00	Subtotal 1460		\$2,500.00
	IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3			IL003-009, 010, 011, 012, 015, 016: Scattered Sites AMP 3		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Subtotal 1470		\$1,250.00	Subtotal 1470		\$1,250.00
	Total IL 003-009, 010, 011, 012, 015, 016 Scattered Sites AMP 3		\$144,210.00	Total IL 003-009, 010, 011, 012, 015, 016 Scattered Sites AMP 3		\$252,500.00

Capital Fund Program—Five-Year Action Plan

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

	Subtotal of Estimated Cost	\$	Subtotal of Estimated Cost	\$
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Part I: Summary						
PHA Name/Number: Peoria Housing Authority		Locality (City/County & State) Peoria/Peoria/IL			<input checked="" type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:
A.	Development Number and Name: IL 003-004 Taft Homes AMP 4	Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year 2 FFY <u>2013</u>	Work Statement for Year 3 FFY <u>2014</u>	Work Statement for Year 4 FFY <u>2015</u>	Work Statement for Year 5 FFY <u>2016</u>
B.	Physical Improvements Subtotal	Annual Statement	\$163,556.00	\$175,500.00	\$110,500.00	\$60,500.00
C.	Management Improvements		\$30,000.00	\$30,000.00	\$37,500.00	\$30,000.00
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		\$33,100.00	\$33,100.00	\$33,100.00	\$33,100.00
F.	Other					
G.	Operations					
H.	Demolition		\$100,000.00	\$100,000.00	\$100,000.00	
I.	Development		\$50,000.00	\$100,000.00	\$102,290.00	\$100,000.00
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		\$376,656.00	\$438,600.00	\$383,390.00	\$223,600.00
L.	Total Non-CFP Funds					
M.	Grand Total		\$376,656.00	\$438,600.00	\$383,390.00	\$223,600.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		\$20,500.00	Construction Supervision/Inspections		\$20,500.00
	Subtotal 1430		\$25,500.00	Subtotal 1430		\$25,500.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Acquisition			Acquisition		
	Acquisition		\$50,000.00	Acquisition		\$50,000.00
	Subtotal 1440		\$50,000.00	Subtotal 1440		\$50,000.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Site Improvements			Site Improvements		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		\$20,000.00	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		\$50,000.00
	Subtotal 1450		\$21,250.00	Subtotal 1450		\$51,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Mod. Requirements of 504 Accessibility		\$2,500.00	Mod. Requirements of 504 Accessibility		\$2,500.00
	Subtotal 1460		\$2,500.00	Subtotal 1460		\$2,500.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Dwelling Equipment			Dwelling Equipment		
	Replace Appliances		\$20,000.00	Replace Appliances		\$20,000.00
	Replace Water Heaters		\$10,000.00	Replace Water Heaters		\$10,000.00
	Replace A/C Units		\$5,000.00	Replace A/C Units		\$5,000.00
	Subtotal 1465		\$35,000.00	Subtotal 1465		\$35,000.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Req. of 504 Accessibility		\$1,250.00	Modernization Req. of 504 Accessibility		\$1,250.00
	Management Blg. Repairs		\$15,000.00			
	Subtotal 1470		\$16,250.00	Subtotal 1470		\$1,250.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Non-Dwelling Equipment			Non-Dwelling Equipment		
	Safety and Crime Prevention Equipment		\$13,056.00	Safety and Crime Prevention Equipment		\$10,000.00
	Subtotal 1475		\$13,056.00	Subtotal 1475		\$10,000.00
	Total IL 003-004 Taft Homes AMP 4		\$163,556.00	Total IL 003-004 Taft Homes AMP 4		\$175,500.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		<u>\$20,500.00</u>	Construction Supervision/Inspections		<u>\$20,500.00</u>
	Subtotal 1430		\$25,500.00	Subtotal 1430		\$25,500.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Site Improvements			Site Improvements		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		\$50,000.00	Concrete Repairs-sidewalks, stoops, handrails, roads & parking lots/stripping		<u>\$20,000.00</u>
	Playground		<u>\$20,000.00</u>			
	Subtotal 1450		\$71,250.00	Subtotal 1450		\$21,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Modernization Requirements of 504 Accessibility		<u>\$2,500.00</u>	Modernization Requirements of 504 Accessibility		<u>\$2,500.00</u>
	Subtotal 1460		\$2,500.00	Subtotal 1460		\$2,500.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Req. of 504 Accessibility		<u>\$1,250.00</u>	Modernization Req. of 504 Accessibility		<u>\$1,250.00</u>
	Subtotal 1470		\$1,250.00	Subtotal 1470		\$1,250.00
	IL003-004: Taft Homes AMP 4			IL003-004: Taft Homes AMP 4		
	Non-Dwelling Equipment			Non-Dwelling Equipment		
	Safety and Crime Prevention Equipment		<u>\$10,000.00</u>	Safety and Crime Prevention Equipment		<u>\$10,000.00</u>
	Subtotal 1475		\$10,000.00	Subtotal 1475		\$10,000.00
	Total IL 003-004 Taft Homes AMP 4		\$110,500.00	Total IL 003-004 Taft Homes AMP 4		\$60,500.00

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary						
PHA Name/Number: Peoria Housing Authority		Locality (City/County & State) Peoria/Peoria/IL			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
A.	Development Number and Name: IL 003-005, 007 Sterling Towers AMP 5	Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year 2 FFY <u>2013</u>	Work Statement for Year 3 FFY <u>2014</u>	Work Statement for Year 4 FFY <u>2015</u>	Work Statement for Year 5 FFY <u>2016</u>
B.	Physical Improvements Subtotal	Annual Statement	\$166,000.00	\$146,000.00	\$101,000.00	\$166,000.00
C.	Management Improvements				\$10,000.00	
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		\$33,100.00	\$33,100.00	\$33,100.00	\$33,100.00
F.	Other					
G.	Operations					
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		\$199,100.00	\$179,100.00	\$144,100.00	\$199,100.00
L.	Total Non-CFP Funds					
M.	Grand Total		\$199,100.00	\$179,100.00	\$144,100.00	\$199,100.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		<u>\$8,500.00</u>	Construction Supervision/Inspections		<u>\$8,500.00</u>
	Subtotal 1430		\$13,500.00	Subtotal 1430		\$13,500.00
	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
	Site Improvements			Site Improvements		
	Mod. Requirements of 504 Accessibility		\$1,250.00	Mod. Requirements of 504 Accessibility		\$1,250.00
	Concrete & Landscaping – sidewalks, parking lot/stripping		<u>\$25,000.00</u>	Concrete & Landscaping – sidewalks, parking lot/stripping		<u>\$25,000.00</u>
	Subtotal 1450		\$26,250.00	Subtotal 1450		\$26,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>2</u> FFY <u>2013</u>			Work Statement for Year: <u>3</u> FFY <u>2014</u>		
	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	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Modernization Req. of 504 Accessibility		\$2,500.00	Modernization Req. of 504 Accessibility		\$2,500.00
	Floor Covering		\$20,000.00	Floor Covering		\$20,000.00
	Ceiling Tile		\$15,000.00	Ceiling Tile		\$15,000.00
	Boilers		\$15,000.00			
	Electrical Upgrades		\$7,500.00	Electrical Upgrades		\$7,500.00
	Interior/Exterior unit/common area renovations		\$20,000.00	Interior/Exterior unit/common area renovations		\$20,000.00
	Subtotal 1460		\$80,000.00	Subtotal 1460		\$65,000.00
	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
	Dwelling Equipment			Dwelling Equipment		
	Replace A/C Units		\$25,000.00	Replace A/C Units		\$20,000.00
	Subtotal 1465		\$25,000.00	Subtotal 1465		\$20,000.00
	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Req. of 504 Accessibility		\$1,250.00	Modernization Req. of 504 Accessibility		\$1,250.00
	Subtotal 1470		\$1,250.00	Subtotal 1470		\$1,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
Annual Statement	Fees and Costs			Fees and Costs		
	A&E for Design and Construction		\$2,500.00	A&E for Design and Construction		\$2,500.00
	Consulting, Survey and Appraisal		\$2,500.00	Consulting, Survey and Appraisal		\$2,500.00
	Construction Supervision/Inspections		<u>\$8,500.00</u>	Construction Supervision/Inspections		<u>\$8,500.00</u>
	Subtotal 1430		\$13,500.00	Subtotal 1430		\$13,500.00
	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
	Site Improvements			Site Improvements		
	Modernization Requirements of 504 Accessibility		\$1,250.00	Modernization Requirements of 504 Accessibility		\$1,250.00
	Concrete & Landscaping – sidewalks, parking lot/stripping		<u>\$10,000.00</u>	Concrete & Landscaping – sidewalks, parking lot/stripping		<u>\$10,000.00</u>
	Subtotal 1450		\$11,250.00	Subtotal 1450		\$11,250.00

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2012</u>	Work Statement for Year <u>4</u> FFY <u>2015</u>			Work Statement for Year: <u>5</u> FFY <u>2016</u>		
	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	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
Annual Statement	Dwelling Structures			Dwelling Structures		
	Modernization Req. of 504 Accessibility		\$2,500.00	Modernization Req. of 504 Accessibility		\$2,500.00
	Floor Covering Replacement		\$20,000.00	Floor Covering Replacement		\$20,000.00
	Ceiling Tile Replacement		\$5,000.00	Ceiling Tile Replacement		\$5,000.00
	Electrical Upgrades		\$7,500.00	Electrical Upgrades		\$7,500.00
	Interior/Exterior unit/common area renovations		\$10,000.00	Interior/Exterior unit/common area renovations		\$10,000.00
	Boilers		\$10,000.00			
	Subtotal 1460		\$55,000.00	Subtotal 1460		\$45,000.00
	IL003-005, 007: Sterling Towers AMP 5			IL003-005, 007: Sterling Towers AMP 5		
	Non-Dwelling Structures			Non-Dwelling Structures		
	Modernization Req. of 504 Accessibility		\$1,250.00	Modernization Req. of 504 Accessibility		\$1,250.00
	Subtotal 1470		\$1,250.00	Subtotal 1470		\$1,250.00



December 3, 2012

Ms. Judith Hartsfield
State of Illinois PHA Plan Coordinator
U.S. Department of Housing and Urban Development
77 W Jackson Blvd. – Room 2401
Illinois State Office of Public Housing
Chicago, Illinois 60604-3907

RE: 2012 PHA Plan Certification Forms

Dear Ms. Hartsfield:

Excerpts from E-mail dated December 30, 2011, attached you will find HUD Form 50077, signed and executed by Chairman of the Board of Commissioners Richard Zuckerman. According to your e-mail the following were deficiencies and were consider as Technical Disapprovals:

1. PHA Plan Certification Form HUD 50077 (Standard PHA Plan Certification of Compliance) was not submitted with your PHA Plan certifications. This form is required annually from Non-Qualified PHA's. This form must be signed be approved by the PHA's Board (along with the Plan) and signed by the PHA's Board Chairman.

Please submit your HUD 50077 form by **January 9, 2012**. Until the aforementioned item(s) are received, you are not operating in compliance with HERA and 24 CFR Part 903.

PHA Response

The Board of Commissioners approved the Plan and all of its documents on September 26, 2011 in Resolution #AR092611-01. HUD form 50077 was inadvertently not tagged for signature at the time of the Board Meeting for signature and therefore missed. The Peoria Housing Authority has complied with the Plan and it implementation of the PHA Certification and Compliance with the PHA plans and related Regulations by the execution of the 50077-SL (Certification by State or Local Official of PHA Plan Consistency with the Consolidated Plan) executed by our local governmental agency the office of the Mayor of the City of Peoria along with the plan and fortunately although it the Civil Rights Certification was executed by the Board Chair this form was supposed to be used by qualified PHAs.

To ensure that you receive the HUD form 50077 within the timeframe you have allowed, it is attached along with Resolution #AR092611-01. If you need Board approval, the Board of Commissioners will meet again on January 23, 2012. If necessary, the form will be placed on the January agenda for the Board to approve by resolution and the resolution will be forward directly after the meeting. The Administrative staff has instructed the Chair that if HUD Form 50077 is not signed and executed by January 9, 2012, we are not in compliance with statutory and/or regulatory requirements due to the deficiency and the housing authority is at the risk of being sanctioned.

The form states that:

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 2010-2014 5-Year and/or 2012 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:

Therefore, the form has been executed by the Board Chair on the Boards behalf.

2. Plan Certifications form that were rejected for processing
 - HUD 50077- CR Civil Rights Certifications
 - HUD 50077- SL Certification by State or Local Official of PHA Plan Consistency with the Consolidated Plan

PHA Response

So noted.

If there are any questions, please contact our office at the number listed below or you may contact the CEO, Brenda Coates directly at (309) 677-7306.

Sincerely,

PEORIA HOUSING AUTHORITY



Donna Wilson
Executive Office Manager
(309) 677-7339
Fax: (309) 677-7301
dwilson@pha.peoria.il.us

/daw

C: Brenda Coates, Chief Executive Officer

From: Hartfield, Judith

Sent: Thursday, December 29, 2011 2:35:27 PM

To: Brenda Coates

Cc: Ladias, Eleny; Richardson, Elmore; Ellison, Jacqueline

Subject: PHA Plan Technical Disapproval Notification - Peoria Housing Authority (IL003)

Dear Executive Director:

This office has reviewed your Public Housing Agency's Plan submission as required by the Housing and Economic Recovery Act (HERA), Section 511 of the 1998 Public Housing Reform Act and the implementing regulations at 24 CFR Part 903. Your Plan was reviewed for: (1) Completeness of required information; (2) Consistency with the information and data available to HUD, including your jurisdiction(s) consolidated plan; and (3) Compliance with the provisions of the public housing reform act or other applicable Federal law.

Based upon this review, version 1 of your FY11 PHA Plan was Technically Disapproved by our reviewers because its contents did not meet the statutory and/or regulatory requirements due to the following deficiency:

1. PHA Plan Certification Form HUD 50077 (Standard PHA Plan Certification of Compliance) was not submitted with your PHA Plan certifications. This form is required annually from Non-Qualified PHA's. This form must be signed and approved by the PHA's Board (along with the Plan) and signed by the PHA's Board Chairman.
2. The following Plan certification forms have been rejected for processing:
 - HUD 50077-CR (Civil Rights Certification) – this form is to be used by Qualified PHA's only. Your PHA is classified as a Non-Qualified PHA and is required to submit the HUD 50077 form annually.
 - HUD 50077-SL (Certification by State or Local Official of PHA Plan Consistency with the Consolidated Plan) – this form is to be submitted to the state or local governmental agencies with your PHA Plan BUT is to be retained at your offices. PHA's do not submit this form to HUD for review.

Please submit your HUD 50077 form by **January 9, 2012**. Until the aforementioned item(s) are received, you are not operating in compliance with HERA and 24 CFR Part 903. Therefore, your PHA has been placed at risk of sanctions related to regulatory noncompliance, such as loss of points in HUD competitive awards, or termination or withholding of federal financial assistance. Further, if your PHA receives Capital Fund grants, an approved PHA Plan is required to be submitted and approved for this fiscal year before all Capital Funds can be released.

PHA Certifications of Compliance with PHA Plans and Related R e g u l a t i o n s

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 08/30/2011

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

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 2010-2014 5-Year and/or 2012 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.

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.

Peoria Housing Authority
PHA Name

IL003
PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20 10 - 20 14

Annual PHA Plan for Fiscal Years 20 12 - 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
<u>Richard W. Zuckerman</u>	<u>Board Chair</u>
Signature	Date
<u>Richard W. Zuckerman</u>	<u>12/29/2011</u>