

5.2	<p>Goals and Objectives. Identify the PHA’s quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.</p> <ol style="list-style-type: none"> 1. Increase the availability of decent, safe and affordable housing by <ol style="list-style-type: none"> a. Expanding the supply of assisted housing by applying for additional rental vouchers as they become available; reducing public housing vacancies to maintain 98% occupancy; leveraging private or other public funds to create additional housing opportunities through the redevelopment of the existing portfolio, consent decree census tracts and other land acquisition and/or existing properties; utilizing single-family, duplex and/or in-fill properties for rental or affordable home sale b. Collaborating with local entities like The Samaritan Inn (only homeless shelter in Collin County) and domestic violence agencies to service the low-income population (e.g., utilizing single-family, duplex and/or in-fill properties) c. Participating in Small Area FMR by Zip Code demonstration program through HUD, servicing 40 plus zip codes d. Hiring/contracting grant writer to diversify and increase funding and personal/professional development service opportunities for residents and staff (via strategic advisory committee) e. Issuing RFP at least annually for developer relationship in order to apply for low income housing tax credits through Texas Department of Housing and Community Affairs (TDHCA) in accordance with Inclusive Communities Project (ICP) consent decree f. Improve the quality of assisted housing by renovating or modernizing existing public housing; demolishing or disposing of obsolete public housing; improving the PHAS, particularly in physical and management segments to maximum points, and SEMAP management scores of the agency, particularly in rent calculations to maximum points; increasing customer satisfaction; and concentrating efforts to improve specific management functions g. Increasing assisted housing choices by conducting outreach efforts to current and potential voucher landlords; pursuing conversion of public housing to project-based and/or tenant-based vouchers, including alternative procurement process h. Setting strategies as a result of the Qualified Energy Audit and Limited Capital Needs Assessment 2. Ensure equal opportunity in housing <ol style="list-style-type: none"> a. Ensuring no impediments to fair housing opportunities by utilizing Census results to reach out to various groups by race, ethnicity, disability, income, etc. b. Enhancing outreach efforts to community regarding housing opportunities through development of marketing strategy (media, website, focus groups, etc.) c. Working with the local Office of Fair Housing to ensure no impediments to fair housing d. Providing staff sensitivity training, introducing staff to various cultural relations 3. Improving community quality of life and economic viability by providing an improved quality of life through <ol style="list-style-type: none"> a. Implementing measures to deconcentrate poverty by bringing higher income public housing households into lower income developments; b. Implementing programs that address the Violence Against Women Act (VAWA) - educate children and youth on domestic violence; work in conjunction with local police department to enforce domestic violence issues immediately; provide confidential assistance to those who have expressed need for help in terms of child or adult abuse. c. Implementing measures to promote income and use mixing in public housing by assuring access for lower income families into higher income developments; d. Implementing public housing security improvements; e. Review designating developments or buildings for particular resident groups (elderly, persons with disabilities, etc) f. Serving as a voter site; 4. Promoting self-sufficiency and asset development of families and individuals by <ol style="list-style-type: none"> a. Increasing the number and percentage of employed persons in assisted families; b. Providing or attracting supportive services to improve the recipients’ employability and c. Providing or attracting supportive services to increase independence for the elderly or families with disabilities d. Establishing programs that promote self-sufficiency (e.g., PH-ROSS and S8-FSS) <p>Report on progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan:</p> <ol style="list-style-type: none"> 1. Increase the availability of decent, safe and affordable housing: <ol style="list-style-type: none"> a. Solidified resolution through public-private partnership to fulfill the Inclusive Communities Project (ICP) consent decree to leverage private or other public funds to create additional housing opportunities for low income persons through Texas Department of Housing and Community Affairs (TDHCA) 4% tax credit bond application; b. Procured two (2) developers for the redevelopment of all MHA properties; c. Secured grant funding towards contract grant writer; d. Continued working with HUD field office and 3rd party consultants in order to improve the PHAS and SEMAP management scores of the agency through enhanced training and upgraded software; e. Continued re-organizing program staff in order to enhance customer satisfaction and program credibility; f. Solidifying use of single family, duplex and in-fill land properties per local Office of Public Housing 2. Improve community quality of life and economic viability by providing an improved quality of life: <ol style="list-style-type: none"> a. Continued to develop and expand services offered through community partners in absence of Resident Services position; b. Increased services and housing opportunities through relationships with private corporations, social service agencies and community partners (e.g., 3e McKinney; dv8; GED; Teen IMPACT; Community Lifeline; SPARK teen leadership; Maintenance collaboration with North Texas Job Corps; Bridges to Unite; Moms Group; YMCA; Walking in Grace Ministries; Blessings 2 U; Men’s Mentoring; Transformations; etc.); c. Participated in the City of McKinney’s Office of Environmental Stewardship Sustainability Plan planning sessions d. Promoted resident safety and crime prevention through collaborative efforts with local fire and police; e. Continued to address treatment of issues pertaining to domestic violence via policy and in informational packets in program offices; f. Served on community-based committees to enhance services to the low-income community (e.g., North Texas Housing Association Community Relations; Leadership McKinney Advisory Council; Volunteer McKinney Board of Directors; McKinney Chamber of Commerce Board of Directors) 3. Ensure equal opportunity in housing <ol style="list-style-type: none"> a. Continued to work with local Office of Fair Housing to ensure no impediments to fair housing by addressing any known or potential barriers 4. Promoting self-sufficiency and asset development of families and individuals by <ol style="list-style-type: none"> a. Partnering with local life skills groups to increase the number of employed persons in assisted families; b. Providing supportive services to increase independence for the elderly or families with disabilities c. Preparing to make application for self-sufficiency grants, including potential partnership with the City for Tenant Based Rental Assistance (TBRA) Program
-----	--

PHA Plan Update

- (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission:
1. The Public Housing waiting list has been open since the last submission
 2. Updated Section 8 payment standards
 3. Planned financial resources for the impending fiscal year include:

**Financial Resources:
Planned Sources and Uses**

Sources	Planned \$
1. Federal Grants (FY 2012 grants)	
a) Public Housing Operating Fund	761,033
b) Public Housing Capital Fund	205,726
c) HOPE VI Revitalization	
d) HOPE VI Demolition	
e) Annual Contributions for Section 8 Tenant-Based Assistance	1,882,785
f) Resident Opportunity and Self-Sufficiency Grants	
g) Community Development Block Grant	
h) HOME	
Other Federal Grants (list below)	
2. Prior Year Federal Grants (unobligated funds only) (list below)	
CFP 2011	222,245
3. Public Housing Dwelling Rental Income	298,396
4. Other income (list below)	
Non-dwelling rental	9,000
Other Tenant Income	24,872
MHA Houses	725,135*
Community Center	6,575
5. Non-federal sources (list below)	
Total resources	4,135,767

(a) The 6/30/11 financial audit report resulted in four findings of which 2 were material weaknesses.

(b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions.

- i. McKinney Housing Authority; Administration Office; 1200 North Tennessee Street; McKinney, TX 75069 and www.mckinneyha.org

*Based on 2007 appraisals

6.0

7.0	<p>Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. <i>Include statements related to these programs as applicable.</i></p> <p>a. MHA will continue to work with development teams on major modernization, rehabilitation, demolition and /or new development via mixed-finance and/or tax credit expansion in order to create additional housing opportunities for low income persons. MHA will pursue the conversion of public housing to project-based and/or tenant-based vouchers, including the alternative procurement process.</p> <p>b. Homeownership Programs will also be evaluated and may be pursued.</p>
8.0	<p>Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable. Included as attachments</p>
8.1	<p>Capital Fund Program Annual Statement/Performance and Evaluation Report. As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i>, form HUD-50075.1, for each current and open CFP grant and CFFP financing. Included as attachments</p>
8.2	<p>Capital Fund Program Five-Year Action Plan. As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i>, form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan.</p>
8.3	<p>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.</p>

Housing Needs. Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.

Public Housing	# of families	Section 8	# of families
Waiting list total	626	Waiting list total	380
Extremely low income <=30% AMI	619	Extremely low income <=30% AMI	289
Very low income (>30% but <=50% AMI)	5	Very low income (>30% but <=50% AMI)	72
Low income (>50% but <80% AMI)	0	Low income (>50% but <80% AMI)	18
Over income	2	Over income	1
Families with children	577	Families with children	211
Elderly families	31	Elderly families	82
Families with Disabilities	20	Families with Disabilities	25
Race/ethnicity – White	186	Race/ethnicity – White	109
Race/ethnicity – Black	337	Race/ethnicity – Black	214
Race/ethnicity – Asian	8	Race/ethnicity – Asian	2
Ethnicity/ethnicity – American Indian	4	Race/ethnicity – American Indian	2
Race/ethnicity – Hispanic	90	Race/ethnicity – Hispanic	51
Race/ethnicity – Other	2	Race/ethnicity – Other	2

9.0

The City of McKinney's Housing Rehabilitation Program is funded by the Community Development Block Grant (CDBG). These funds are awarded to the City of McKinney by the U.S. Department of Housing and Urban Development (HUD). The goals of the City of McKinney's current Consolidated Plan include: preserving existing affordable housing, to assist very low, low, and moderate-income homeowners; bringing their dwellings up to an acceptable standard and enhancing and revitalizing neighborhoods within the City, particularly neighborhoods east of McDonald Street (SH5). Consultation with the City of McKinney's CDBG Office includes an opportunity to seek amendment to the Plan in 2012-2013 in order to include funding opportunities for owners of rental housing as well. In the interim, MHA can collaborate with other local non-profits whose mission fits that of the public service component of the CDBG Office.

The Public Housing and Section 8 waiting lists have remained closed. The Public Housing list will likely open in Spring 2012. Due to the aging stock of the public housing units, it is becoming more and more challenging to lease and maintain the units. Alternate resources will continue to be sought during this fiscal year.

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.**

In an effort to address the on-going Public Housing and Section 8 needs, McKinney Housing Authority will, at a minimum:

- X Dedicate staff that will actively market the availability of housing, including preparing a comprehensive technology strategy that includes enhancing the agency's website and other marketing tools.
- X Devise effective maintenance and management policies to minimize the number of public housing units off-line
- X Will maintain date and time preference only for the admissions waiting list; will pursue the ability to assist others via cooperative agreements with the local homeless shelter and other social service programs
- X Reduce turnover lease-up time for vacated public housing units per PHAS
- X Reduce rental receipt write-offs due to non-payment of rent, work-orders and/or fees per PHAS
- X Reduce time to renovate public housing units per PHAS
- X Pursue modernization and development options for public housing units, including mixed finance and mixed-use developments, including elderly/senior only developments and retail options
- X Maintain or increase Section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- X Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- X Maintain or increase Section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- X Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- X Apply for additional Section 8 units should they become available
- X Pursue housing resources other than public housing or Section 8 tenant-based assistance
- X Pursue childcare opportunities, internally and/or in conjunction with local childcare providers, for residents to seek gainful employment and/or schooling
- X Adopt rent policies to support and encourage work
- X Affirmatively market to local non-profit agencies that assist families with disabilities
- X Counsel Section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- X Establish plan to educate the community and market the Section 8 program to owners outside of areas of poverty /minority concentrations

9.1

10.0	<p>Additional Information. Describe the following, as well as any additional information HUD has requested.</p> <p>(a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA’s progress in meeting the mission and goals described in the 5-Year Plan.</p> <ul style="list-style-type: none"> • On-going policy development and implementation towards the advancement of increased fund balances, improved financial management and internal controls • Solidified resolution through public-private partnership to fulfill the Inclusive Communities Project (ICP) consent decree to leverage private or other public funds to create additional housing opportunities for low income persons through Texas Department of Housing and Community Affairs (TDHCA) 4% tax credit bond application; • Procured two (2) developers for the redevelopment of all MHA properties; • Increased quality assurance in order to ensure quality delivery of service and high standards of fiscal performance • Maintained positive cash flow for operational needs by monitoring and reducing expenditures in all program areas • Increased community collaborations, including those that address poverty and relationship building for all ages • Promoted resident safety and crime prevention through collaborative efforts with local fire and police <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA’s definition of “significant amendment” and “substantial deviation/modification”</p> <p style="padding-left: 40px;">Substantial Deviation from the 5-Year Plan</p> <ul style="list-style-type: none"> • Any change to the Mission Statement • 50% deletion from or addition to the goals and objectives as a whole; and • 50% or more decrease in the quantifiable measurement of any individual goal or objective. <p style="padding-left: 40px;">b. Significant Amendment or Modification to the Annual Plan</p> <ul style="list-style-type: none"> • Any increase or decrease over 50% in the funds projected in the Financial Resource Statement and/or the Capital Fund Program Annual Statement; • Any change in a policy or procedure that requires a regulatory 30 day posting • Any change being submitted to HUD that requires a separate notification to residents; and • Any change in policy or operation that is inconsistent with the applicable Consolidated Plan

11.0	<p>Required Submission for HUD Field Office Review. In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. Note: Faxed copies of these documents will not be accepted by the Field Office.</p> <p>(a) Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i> (which includes all certifications relating to Civil Rights)</p> <p>(b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only)</p> <p>(c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only)</p> <p>(d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only)</p> <p>(e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (PHAs receiving CFP grants only)</p> <p>(f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.</p> <p>(g) Challenged Elements</p> <p>(h) Form HUD-50075.1, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only)</p> <p>(i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (PHAs receiving CFP grants only)</p>
-------------	--

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

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

Instructions form HUD-50075

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

1.0 PHA Information

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

2.0 Inventory

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

3.0 Submission Type

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

4.0 PHA Consortia

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

5.0 Five-Year Plan

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

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

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

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

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

PHA Plan Elements. (24 CFR 903.7)

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

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

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

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

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

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

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

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

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

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

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

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

8.2 Capital Fund Program Five-Year Action Plan

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

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

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

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

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

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

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

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

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

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

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

Part I: Summary		
PHA Name: Housing Authority of the City of McKinney	Grant Type and Number Capital Fund Program Grant No: TX21P027501-10 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2010 FFY of Grant Approval: 2010

Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 4/10/2012 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	53,836.00		49,533.00	49,533.00
3	1408 Management Improvements	16,943.00		16,266.00	16,266.00
4	1410 Administration (may not exceed 10% of line 21)	8,583.00		2,100.00	2,100.00
5	1411 Audit	4,080.00		4,080.00	4,080.00
6	1415 Liquidated Damages				
7	1430 Fees and Costs	15,000.00		0.00	0.00
8	1440 Site Acquisition				
9	1450 Site Improvement	28,127.00		10,358.00	10,358.00
10	1460 Dwelling Structures	112,188.00		112,332.00	112,332.00
11	1465.1 Dwelling Equipment—Nonexpendable	11,000.00		11,883.00	11,883.00
12	1470 Non-dwelling Structures	5,478.00		761.00	761.00
13	1475 Non-dwelling Equipment	13,946.00		14,538.00	14,538.00
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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: Housing Authority of the City of McKinney		Grant Type and Number Capital Fund Program Grant No: TX21P027501-10 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant:2010 FFY of Grant Approval: 2010	
Type of Grant						
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no:)		
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 4/2012		<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)	269,181.00		221,851.00		
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.

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: Housing Authority of the City of McKinney			Grant Type and Number Capital Fund Program Grant No: TX21P027501-10 CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2010		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
TX027-HA Wide	Management Improvements:	1408		16,943.00		16,266.00	16,266.00	96% complete
	Software/computer/phone equipment/training							
	Operations	1406		59,203.00		49,533.00	49,533.00	84% complete
	Maintenance and resident services operations; General operations; PILOT							
	Administration:	1410		8,583.00		2,100.00	2,100.00	24% complete
	Part-time help during CFP, including non-technical & technical							
	Audit Cost - Audit Fees	1411		4,080.00		4,080.00	4,080.00	100% complete
	Fees and Costs - Architect fees	1430		15,000.00		0.00	0.00	0% complete
	Site Improvement:	1450		28,127.00		10,358.00	10,358.00	37% complete
	Fencing Replacements; Water lines and as per needs assessments							
	Dwelling Structures:	1460		112,188.00		112,332.00	112,332.00	100% complete
	Replace windows; doors; flooring; HVAC; countertop replacement; sinks; range hoods; roofing and gables repair and as per needs assessment							
	Dwelling Equipment	1465		11,000.00		11,883.00	11,883.00	108% complete
	Purchase refrigerators, stoves and as per needs assessment							

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

Part I: Summary		
PHA Name: Housing Authority of the City of McKinney	Grant Type and Number Capital Fund Program Grant No: TX21P027501-11 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2011 FFY of Grant Approval: 2011

Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 4/10/2012 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	51,243.00		0.00	0%
3	1408 Management Improvements	19,688.00		0.00	0%
4	1410 Administration (may not exceed 10% of line 21)	22,245.00		0.00	0%
5	1411 Audit	7,955.00		0.00	0%
6	1415 Liquidated Damages				
7	1430 Fees and Costs	1,000.00		0.00	0%
8	1440 Site Acquisition				
9	1450 Site Improvement	6,000.00		0.00	0%
10	1460 Dwelling Structures	83,153.00		0.00	0%
11	1465.1 Dwelling Equipment—Nonexpendable	23,894.00		0.00	0%
12	1470 Non-dwelling Structures	5,867.00		0.00	0%
13	1475 Non-dwelling Equipment	1,200.00		0.00	0%
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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: Housing Authority of the City of McKinney	Grant Type and Number Capital Fund Program Grant No: TX21P027501-11 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2011 FFY of Grant Approval: 2011			
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)	222,245.00			0%
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.

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: Housing Authority of the City of McKinney			Grant Type and Number Capital Fund Program Grant No: TX21P027501-11 CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2011		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
TX027-HA Wide	Management Improvements:	1408		19,688.00		0.00	0.00	0%
	Software/computer/phone equipment/training							
	Operations	1406		51,243.00		0.00	0.00	0%
	Maintenance and resident services operations; General operations; PILOT							
	Administration:	1410		22,245.00		0.00	0.00	0%
	Part-time help during CFP, including non-technical & technical							
	Audit Cost - Audit Fees	1411		7,955.00		0.00	0.00	0%
	Fees and Costs - Architect fees	1430		1,000.00		0.00	0.00	0%
	Site Improvement:	1450		6,000.00		0.00	0.00	0%
	Fencing Replacements; Water lines; Erosion control and as per needs assessments							
	Dwelling Structures:	1460		83,153.00		0.00	0.00	0%
	Replace windows;doors;flooring;HVAC; water heaters;countertop replacement; sinks;range hoods;lighting;plumbing; roofing, gables repair;cabinets and as per needs assessment							
	Dwelling Equipment	1465		23,894.00		0.00	0.00	0%
	Purchase refrigerators, stoves;portable a/c units and as per needs assessment							

--	--	--	--	--	--	--	--	--

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.

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

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

Part II: Supporting Pages								
PHA Name: Housing Authority of the City of McKinney			Grant Type and Number Capital Fund Program Grant No: TX21P027501-10 CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2010		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
TX027-HA Wide	Non-Dwelling Structures	1470		5,867.00		0.00	0.00	0%
	Replace/repair common area playground equipment, roofing, doors, window, walls, gutters, lights, HVAC, flooring and as per needs assessment							
	Non-Dwelling Equipment	1475		1,200.00		0.00	0.00	0%
	Maintenance and program vehicles							
	TOTAL			222,245.00		0.00	0.00	0%

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

Part I: Summary			
PHA Name: Housing Authority of the City of McKinney	<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td style="width:30%;">Grant Type and Number Capital Fund Program Grant No: TX21P027501-12 Replacement Housing Factor Grant No: Date of CFFP:</td> <td style="width:70%;">FFY of Grant: 2012 FFY of Grant Approval: 2012</td> </tr> </table>	Grant Type and Number Capital Fund Program Grant No: TX21P027501-12 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2012 FFY of Grant Approval: 2012
Grant Type and Number Capital Fund Program Grant No: TX21P027501-12 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
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	41,145.00			
3	1408 Management Improvements	19,688.00			
4	1410 Administration (may not exceed 10% of line 21)	20,573.00			
5	1411 Audit	7,955.00			
6	1415 Liquidated Damages				
7	1430 Fees and Costs	1,000.00			
8	1440 Site Acquisition				
9	1450 Site Improvement	6,000.00			
10	1460 Dwelling Structures	76,404.00			
11	1465.1 Dwelling Equipment—Nonexpendable	23,894.00			
12	1470 Non-dwelling Structures	5,867.00			
13	1475 Non-dwelling Equipment	1,200.00			
14	1485 Demolition	1,000.00			
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs	1,000.00			
17	1499 Development Activities ⁴				

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: Housing Authority of the City of McKinney	Grant Type and Number Capital Fund Program Grant No: TX21P027501-12 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)	205,726.00			
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.

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: Housing Authority of the City of McKinney		Grant Type and Number Capital Fund Program Grant No: TX21P027501-12 CFFP (Yes/ 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	
TX027-HA Wide	Management Improvements:	1408		19,688.00				
	Software/computer/phone equipment/training							
	Operations	1406		41,145.00				
	Maintenance and resident services operations; General operations; PILOT							
	Administration:	1410		20,573.00				
	Part-time help during CFP, including non-technical & technical							
	Audit Cost - Audit Fees	1411		7,955.00				
	Fees and Costs - Architect fees	1430		1,000.00				
	Site Improvement:	1450		6,000.00				
	Fencing Replacements; Water lines; Erosion control and as per needs assessments							
	Dwelling Structures:	1460		76,404.00				
	Replace windows;doors;flooring;HVAC; water heaters;countertop replacement; sinks;range hoods;lighting;plumbing; roofing, gables repair;cabinets and as per needs assessment							
	Dwelling Equipment	1465		23,894.00				
	Purchase refrigerators, stoves;portable a/c units and as per needs assessment							

--	--	--	--	--	--	--	--	--

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.

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

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

Part II: Supporting Pages								
PHA Name: Housing Authority of the City of McKinney		Grant Type and Number Capital Fund Program Grant No: TX21P027501-12 CFFP (Yes/ 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	
TX027-HA Wide	Non-Dwelling Structures	1470		5,867.00				
	Replace/repair common area playground equipment, roofing, doors, window, walls, gutters, lights, HVAC, flooring and as per needs assessment							
	Non-Dwelling Equipment	1475		1,200.00				
	Maintenance and program vehicles							
	Demolition	1485		1,000.00				
	Relocation Costs	1495.1		1,000.00				
	TOTAL			205,726.00				

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

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary						
PHA Name/Number Housing Authority of the City of McKinney/TX027		Locality (City/County & State) McKinney/Collin County/Texas			XOriginal 5-Year Plan <input type="checkbox"/> Revision No:	
A.	Development Number and Name	Work Statement for Year 1 FFY_2012_____	Work Statement for Year 2 FFY __2013_____	Work Statement for Year 3 FFY __2014_____	Work Statement for Year 4 FFY __2015_____	Work Statement for Year 5 FFY _2016_____
B.	Physical Improvements Subtotal	Annual Statement	86,581	85,581	65,581	65,581
C.	Management Improvements		15,000	15,000	15,000	15,000
D.	PHA-Wide Non-dwelling Structures and Equipment		6,000	6,000	6,000	6,000
E.	Administration		16,000	16,000	16,000	16,000
F.	Other		21,000	21,000	21,000	21,000
G.	Operations		41,145	41,145	41,145	41,145
H.	Demolition		10,000	10,000	25,000	25,000
I.	Development		10,000	10,000	15,000	15,000
J.	Capital Fund Financing – Debt Service			1,000	1,000	1,000
K.	Total CFP Funds		205,726	205,726	205,726	205,726
L.	Total Non-CFP Funds					
M.	Grand Total					

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2012	Work Statement for Year 2 FFY 2013			Work Statement for Year 3 FFY 2014		
	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	Newsome Homes; Lloyd Owens; Merritt; Cockrell Homes			Newsome Homes; Lloyd Owens; Merritt; Cockrell Homes		
Annual Statement						
	1450 – Site Improvements: Fencing Replacements; Water lines	Per Needs Assessment Plan	19,553	1450 – Site Improvements: Parking/asphalt repair	Per Needs Assessment Plan	19,553
	1460 – Dwelling Structures: Replace doors; flooring; Roofing and gables repair; Walls	Per Needs Assessment Plan	61,488	1460 – Dwelling Structures: Wall – install plywood decking and vinyl siding; flooring	Per Needs Assessment Plan	60,488
	1465 – Dwelling Equipment: HVAC; Countertop replacement	Per Needs Assessment Plan	25,540	1465 – Dwelling Equipment: HVAC; Plumbing fixtures; Tub replacement	Per Needs Assessment Plan	25,540
	1470 – Non-Dwelling Structures: Replace common area/playground equipment	Per Needs Assessment Plan	6,000	1470 – Non-Dwelling Structures: Replace common area/playground equipment	Per Needs Assessment Plan	6,000
	1485 – Demolition	Per Needs Assessment	10,000	1485 – Demolition	Per Needs Assessment	10,000
				1501 – Debt Service	Per Redevelopment	1,000
		Subtotal of Estimated Cost	\$112,581		Subtotal of Estimated Cost	\$112,581

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY ___2012___	Work Statement for Year __4__ FFY __2015__			Work Statement for Year: __5__ FFY __2016__		
	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 Annual Statement	Newsome Homes; Lloyd Owens; Merritt; Cockrell Homes			Newsome Homes; Lloyd Owens; Merritt; Cockrell Homes		
	1450 – Site Improvements: Replace water/sewer lines	As needed	10,000	1450 – Site Improvements: Replace water/sewer lines	As needed	10,000
	1460 – Dwelling Structure: Replace rotten floors; Roofing; Walls	Per Needs Assessment Plan	35,581	1460 – Dwelling Structure: Replace rotten floors; Roofing	Per Needs Assessment Plan	35,581
	1465 – Dwelling Equipment: Replace cabinets; replace deteriorated bathtubs; HVAC	Per Needs Assessment Plan	20,000	1465 – Dwelling Equipment: Replace cabinets; replace deteriorated bathtubs; HVAC	Per Needs Assessment Plan	20,000
	1470 – Non-Dwelling Structures: Replace common area	Per Needs Assessment Plan	6,000	1470 – Non-Dwelling Structures: Replace common area	Per Needs Assessment Plan	6,000
	1485 - Demolition	Per Needs Assessment	25,000	1485 - Demolition	Per Needs Assessment	25,000
	1495.1 – Relocation	Per Needs Assessment	15,000	1495.1 – Relocation	Per Needs Assessment	15,000
	1501 – Debt Service	Per Redevelopment	1,000	1501 – Debt Service	Per Redevelopment	1,000
	Subtotal of Estimated Cost		\$112,581	Subtotal of Estimated Cost		\$112,581

McKinney Housing Annual Plan Resident Input Survey Results

Here are the responses from the meeting held on March 13th, 2012.

1. What do you like most about public housing?

- #175 Garza- I like everything
- #90 Raymond- Everything good
- #97 Williams-It provided an option to individuals unable to pay market rents
- #14 Coverson-Decent rent
- #61 Walker- Rent is affordable; stepping stone so I can complete school
- #63 Starks- Living arrangements
- #168 Cramer- cheaper rent
- #18 Porter- close to stores
- #22 Porter- close to stores, low rent
- #74 Leeks- low rent
- #5 Strickland- Low rent, nice community, everyone nice
- #163 Alexander- Cheap rent, community center, activities

2. What do you like least about public housing?

- #175 Garza- Nothing
- #90 Raymond- rent fluctuates, want to stay at one price
- #97 Williams- the perception
- #14 Coverson- no response
- #61 Walker- Work orders are not done in timely manner; animals roaming; dumpster outside building that brings rodents; community looks bad
- #63 Starks- No response
- #168 Cramer- inconvenient sometimes we need transportation
- #18 Porter- trash on the yard
- #22 Porter- No response
- #74 Leeks- behavior of the people
- #5 Strickland- no response
- #163 Alexander- no doorbell, no dryers

3. What are your suggestions to make the program better?

- #175 Garza- I like it, everyone is helpful. I can't think of anything.
- #90 Raymond- no response
- #97 Williams- stop enabling residents; make residents responsible for the situation they cause; make rules & keep them; no exceptions made to policies

- #14 Coverson- Involvement
- #61 Walker- treat tenants like adults first and foremost; making the apartments inside and out look livable; educational programs for adults; 5-7 year plan to transition or not qualify for housing; washer and dryer connections
- #63 Starks- more job readiness
- #168 Cramer- cooking lessons
- #18 Porter- no response
- #22 Porter- no response
- #74 Leeks- have a community of participating tenants
- #5 Strickland- no response
- #163 Alexander- cooking lessons, plant flowers & vegetables

4. Are there any issues you would like to report that are currently not being addressed?

- #175 Garza- No
- #90 Raymond- police won't come when called
- #97 Williams-None for me
- #14 Coverson-no response
- #61 Walker- no response
- #63 Starks- no response
- #168 Cramer- can't think of any
- #18 Porter- no response
- #22 Porter- no response
- #74 Leeks- trash being thrown in the dumpster by other people
- #5 Strickland- no response
- #163 Alexander- the cabinet door at Newsome community center is coming off

Attendance log:

LaShawn Porter	Roslyn Miller	Beth Bentley
Gary Kessler	Margaret Coverson	Lacille Porter
Rena Porter	Patsy Alexander	Mark Strickland
Krista Walker	Nicky Leeks	Fernando Raymond
Sereta Johnson	Elizabeth Starks	Helen Crockett
Elinor Williams	Connie Crosby	

Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

McKinney Housing Authority

Program/Activity Receiving Federal Grant Funding

Public Housing/HCV Section 8

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

Name of Authorized Official

Alonzo J. Tutson

Title

MHA Board Chairman

Signature

X

Date

04/10/12

Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

McKinney Housing Authority

Program/Activity Receiving Federal Grant Funding

Public Housing/HCV Section 8

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

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

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

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

- (1) The dangers of drug abuse in the workplace;
- (2) The Applicant's policy of maintaining a drug-free workplace;
- (3) Any available drug counseling, rehabilitation, and employee assistance programs; and
- (4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

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

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

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

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

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

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

- (1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
- (2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

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

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

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

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

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

Name of Authorized Official Alonzo J. Tutson	Title MHA Board Chairman
Signature 	Date 04/10/12

DISCLOSURE OF LOBBYING ACTIVITIES

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352
(See reverse for public burden disclosure.)

Approved by OMB
0348-0046

N/A

1. Type of Federal Action: <input type="checkbox"/> a. contract <input type="checkbox"/> b. grant <input type="checkbox"/> c. cooperative agreement <input type="checkbox"/> d. loan <input type="checkbox"/> e. loan guarantee <input type="checkbox"/> f. loan insurance	2. Status of Federal Action: <input type="checkbox"/> a. bid/offer/application <input type="checkbox"/> b. initial award <input type="checkbox"/> c. post-award	3. Report Type: <input type="checkbox"/> a. initial filing <input type="checkbox"/> b. material change For Material Change Only: year _____ quarter _____ date of last report _____
4. Name and Address of Reporting Entity: <input type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known: Congressional District, if known: ^{4c}	5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime: Congressional District, if known:	
6. Federal Department/Agency:	7. Federal Program Name/Description: CFDA Number, if applicable: _____	
8. Federal Action Number, if known:	9. Award Amount, if known: \$ _____	
10. a. Name and Address of Lobbying Registrant (if individual, last name, first name, MI):	b. Individuals Performing Services (including address if different from No. 10a) (last name, first name, MI):	
11. Information requested through this form is authorized by title 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.	Signature:  Print Name: <u>Alonzo J. Tutson</u> Title: <u>MHA Board Chairman</u> Telephone No.: <u>972-542-5641</u> Date: <u>04/10/12</u>	
Federal Use Only:		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)

Civil Rights Certification

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

Civil Rights Certification

Annual Certification and Board Resolution

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

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

McKinney Housing Authority

TX027/TX489

PHA Name

PHA Number/HA Code

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)			
Name of Authorized Official	Alonzo J. Tutson	Title	Chairman of the Board of Commissioners
Signature		Date	04/05/2012