SmallPHAPlanUpdate
AnnualPlanforFiscalYear: 2002

LittleFalls HousingAuthority

LittleFalls,NY

NOTE: THISPHAPLANSTEMPLATE (HUD500 75) ISTOBECOMPLETED IN ACCORDANCE WITHINSTRUCTIONS LOCATED IN APPLICABLE PIHNOTICES

PHAPlan AgencyIdentification

PHAName: LittleFallsHousingAuthority
PHANumber: NY109
PHAFiscalYearBeginning:(mm/yyyy) 07/2002
PHAPlanContactInformation: Name: DonnaM.Daniels Phone: (315)823 -2540 TDD: NA Email(ifavailable): ddaniels@twcny.rr.com
PublicAccesstoInformation Informationregarding anyactivitiesoutlinedinthisplancanbeobtainedbycontacting: (selectallthatapply) MainadministrativeofficeofthePHA PHAdevelopmentmanagementoffices
DisplayLocationsForPHAPlansandSupportingDocument s
ThePHAPlans(includingattachments)areavailableforpublicinspectionat:(selectallthat apply) MainadministrativeofficeofthePHA PHAdevelopmentmanagementoffices Mainadministrativeoffice ofthelocal,countyorStategovernment Publiclibrary PHAwebsite Other(listbelow)
PHAPlanSupportingDocumentsareavailableforinspectionat:(selectallthatapply) Mainbusin essofficeofthePHA PHAdevelopmentmanagementoffices Other(listbelow)
PHAProgramsAdministered:
PublicHousingandSection8 Section8Only PublicHousingOnl y

AnnualPHAPlan FiscalYear20 02

[24CFRPart903.7]

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 $\label{lem:provide-p$

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ii.ExecutiveSummary

[24CFRPart903.79(r)]

AtPHAoption, provide a briefover view of the information in the Annual Plan

This Section is left blanks in ceit is optional.

<u> 1.Su</u>	nmar	'yof]	<u>Policy</u>	<u>orPro</u>	ogram	<u>Change</u>	sforth	<u>eUp</u>	<u>comin</u>	gYear

In this section, briefly describe changes in policies or programs discussed in last year's PHAP lant hat sections of this Update.

are not covered in other

We have made the following changes to our policies and/or programs based on changes in statutes and/or HUD regulations that have occurred in the past year. HUD mandated all of these.

• Updated our Section 8 Ad ministrative Plan to include the current required mandatoryinc omeexclusions

3.D emolitionandDisposition -NASection8onlyHousingAuthority

[24CFRPart903.79(h)]

Applicability: Section 8 only PHAs are not required to complete this section.

1. Yes No: DoesthePHAplantoconductanydemoli tionordispositionactivities (pursuanttosection18oftheU.S.HousingActof1937(42U.S.C.

1437p)) in the plan Fiscal Year? (If ``No", skipton ext component; if ``yes", complete on eactivity description for each development.)

2.ActivityDescrip tion

Demolition/DispositionActivityDescription
(Notincluding Activities Associated with HOPEVI or Conversion Activities)
1a.Developmentname:
1b.Development(project)number:
2.Activitytype:Demolition
Disposition
3.Applicationstatus(selectone)
Approved
Submitted, pending approval
Plannedapplication
4.Dateapplicationapproved, submitted, or planned for submission: (DD/MM/YY)
5. Number of units aff ected:
6.Coverageofaction(selectone)
Partofthedevelopment
Totaldevelopment
7.Relocationresources(selectallthatapply)
Section8for units
Publichousingfor units
Preferenceforadmissiontootherpublichousingorsection8
Otherhousingfor units(describebelow)
8. Timeline for activity:
a. Actualorpr ojectedstartdateofactivity:
b. Actualorprojectedstartdateofrelocationactivities:
c.Projectedenddateofactivity:
4 X7
4. VoucherHomeownershipProgram
[24CFRPart903.79(k)]
A. Tyes No: DoesthePHAplant oadministeraSection8Homeownershipprogram pursuanttoSection8(y)oftheU.S.H.A.of1937,asimplementedby24 CFRpart982?(If"No",skiptonextcomponent;if"yes",describeeach programusingthetablebelow(copyandcompletequestionsfore ach programidentified.)
$\textbf{B.Capacityofthe PHA to Administer a Section 8 Homeownership Program} \textbf{-NA} \\ \text{The PHA has demonstrated its capacity to administer the program by (select all that apply):} \\$

Establishingaminimumhomeownerdownpayment requirementofatleast3percent andrequiringthatatleast1percentofthedownpaymentcomesfromthefamily's resources
Requiringthatfinancingforpurchaseofahomeunderitssection8homeownership willbeprovided,insuredorgua ranteedbythestateorFederalgovernment;comply withsecondarymortgagemarketunderwritingrequirements;orcomplywithgenerally acceptedprivatesectorunderwritingstandards Demonstratingthatithasorwillacquireotherrelevante xperience(listPHA experience,oranyotherorganizationtobeinvolvedanditsexperience,below):
5.SafetyandCrimePrevention:PHDEPPlan –NASection8only [24CFRPart903.7(m)]
ExemptionsSection8OnlyPHAsmayskiptothenextcomponent PHAseligibleforPHDEPfundsmustprovidea PHDEPPlanmeetingspecifiedrequirementspriortoreceiptofPHDEPfunds.
A. Tyes No:IsthePHAeligibletoparticipateinthePHDEPinthefiscalyearcoveredby thisPHAPla n?
B.WhatistheamountofthePHA'sestimatedoractual(ifknown)PHDEPgrantforthe upcomingyear?\$
C. Yes No DoesthePHAplantoparticipateinthePHDEPintheupcomingyear?If yes, answerquestionD.Ifno,skiptonextcomponent.
D. Yes No:ThePHDEPPlanisattachedatAttachment
6.OtherInformation [24CFRPart903.79(r)]
A. ResidentAdvisoryBoard(RAB)RecommendationsandPHARe sponse
1. Yes No:DidthePHAreceiveanycommentsonthePHAPlanfromtheResident AdvisoryBoard/s?
2.Ifyes,thecommentsareAttachedatAttachment(Filename)
3.InwhatmannerdidthePH Aaddressthosecomments?(selectallthatapply) ThePHAchangedportionsofthePHAPlaninresponsetocomments Alistofthesechangesisincluded Yes No:belowor Yes No:attheendoftheRABCommentsinAttachment

	Considered comments, but determined that no changes to the PHA Planwere necessary. An explanation of the PHA's consideration is included at the attheen do of the RAB Comments in Attachment
	Other:(listbelow)
	of Consistency with the Consolidated Plan le Consolidated Plan, make the following statement (copyquestions as many times as necessary).
	dPlanjuri sdiction:(StateofNewYork)
	stakenthefollowingstepstoensureconsistencyofthisPHAPlanwiththe edPlanforthejurisdiction:(selectallthatapply)
	ThePHAhasbaseditsstatementofneedsoffamilies inthejurisdictiononthe needsexpressedintheConsolidatedPlan/s.
	The PHA has participated in any consultation processor ganized and offered by the Consolidated Planagency in the development of the Consolidated Planagency in the Co
	ThePHAhasconsultedwiththeConsolidatedPlanagencyduringthe developmentofthisPHAPlan.
	Activities to be undertaken by the PHA in the coming year are consistent with specific initiatives contained in the Consolidated Plan. (list such initiatives below)
	We are continuing to marketour Section 8 program to make families and elderly/disabled persons a ware of the availability of decent, safe, sanitary and affordable housing in the City of Little Falls and Herkimer County, New York.
\boxtimes	Other:(listbelow)
	ttleFallsHousingAuthoritySection8AdministrativePlanRequirementsare shedanddesignedto:
	providedecent, safe and sanitary housing for very low income families while aintaining their rent payments at an affordable level.
	ensurethatallunitsmeetHousingQualityStandardsandfamiliespayfairand asonablerents.
	promotefairhousingandtheopportunityforverylow -incomefamiliesofall nnicbackgroundstoexperiencefreedom ofhousingchoice.
	promoteahousingprogramwhichmaintainsqualityserviceandintegritywhile ovidinganincentivetoprivatepropertyownerstorenttoverylowincomefamilies.

- Toassistthelocaleconomybyincreasingtheoccupancyrateandth eamountof moneyflowingintothecommunity.
- Toencourageself sufficiencyofparticipantfamiliesandassistintheexpansionof familyopportunitieswhichaddresseducational,socio -economic,recreationaland otherhumanserviceneeds.
- Tocreateposit ivepublicawarenessandexpandtheleveloffamily,owner,and communitysupportinaccomplishingtheLittleFallsHousingAuthority'smission.
- Toattainandmaintainahighlevelofstandardsandprofessionalisminourdaytoday managementofallprogr amcomponents.
- Toadministeranefficient,high -performingagencythroughcontinuousimprovement ofthehousingauthority's supportsystems and commitment toour employees and their development.

3. PHARequestsforsupportfromtheConsolidatedPlanAgency	
Yes No:DoesthePHArequestfinancialorothersupportfrom	theStateorlocal
governmentagencyinordertomeettheneedsofitspul	olichousingresidentsor
inventory?Ifyes,pleaselistthe5mostimportantre	questsbelow:

4. The Consolidated Planof the jurisdiction supports the PHAP lanwith the following actions and commitments: (describe below)

The New York State Consolidated Planestablish esthree strategic objectives that are of equalimportance and form the basis of New York State's strategy:

1. Preserveandincreasethesupplyofdecent,safeandaffordablehousing availabletoalllowandmoderateincomehouseholds,andhelpidentifyand developavailableresourcestoassistinthedevelopmentofhous ing.

TheneedanalysisdescribesashortageofaffordablehousingunitsinNewYork State.Byincreasingthenumberofdecentandaffordablehousingunits,New YorkStatewillbeaddressingeachofthehousingproblems:overcrowding, substandardunits,a ndcostburden.TheStateplanincludestheincreaseofthe supplyofdecentandaffordablehousingbyassistinginthefinancingofnew construction,substantialrehabilitation,andconversionofpreviously nonresidentialproperties.Whilenotspecifica llytargetingfundsinthe ConsolidatedPlanforsuchprograms,NewYorkStatebelievesithasavested interestinthefederalgovernment'scommitmenttocontinuetoprovideresources fortheoperations,maintenanceandpreservationofSection8andpubli chousing. TheConsolidatePlanstates:"Thepreservationofthisirreplaceablelow -income

housing assets hould remain a federal priority. Specifically, the federal governments hould maintain its commitment to rental assistance, preservation of housing eligible formort gage prepayment and funding for operations, repairs, maintenance and modernization of public housing."

2. Improve the ability of low and moderate income New Yorkers to access rental and home - ownership opportunities.

Costburdenisidentified asthemostwidespreadofallthevarioushousing problemsbyNewYorkers.CostburdendisproportionatelyaffectsNewYorkers withlowandmoderateincomes.Rentersmakeupthesubstantialmajorityof householdswithcostburden.

The Consolidate Plan includes the provision of rental assistance where possible and also to providing home - ownership opportunities to low - income and minority households. Statehousing agencies are encouraged to apply for Section 8 program funding.

The Consolidated Plannote sthat there are insufficient Federal and State capital subsidies to increase the supply of affordable housing to address the problems of all those with cost burdens.

Additionalstrategies include making mortgages available with below market interestrate stofirst -timehome buyers and providing rehabilitation assistance to low-incomehome owners.

3. Addresstheshelter, housing, and service needs of the homeless poor and others with special needs.

The Consolidated Planreflects that the demand for housing and supportive assistance for the homeless far exceeds the supply; particularly, the frailederly, disabled, and other segments of the Population requiring supportive living arrangements or services.

Amongtheprogramstobeutilized, are the various Section 8 programs.

The Consolidated Planad dresses Public Housing Resident Initiatives. The Planstates that "the State of New York does not directly own or administer Federal public housing. Therefore the requirements of this section of the Consolidated Plandon ot apply to the State of New York."

"TheStatedoeshaveaStatepublichousingprogramasnotedintheNeedsAssessment.Tenant participationinthemanagementofhousingauthoritiesisnotonlyencouragedinthisState,but mandatedin NewYork'sPublicHousingLaw,whichprovidesthatauthoritieshavinga populationunderonemillionbecomposedofuptosevenmembers,includingtwotenants electedbypublichousingresidents.Theunderlyingphilosophyhasbeentoensurethattenants'

needs and concerns are effectively communicated to the governing body of the authority and, when necessary, to DHCR, as the supervising State agency."

Theuseoftheterm"lowandmoderateincomehouseholds"includesallhouseholdsatorbelow 80percent ofmedianincome.Extremelylow -incomehouseholdsareincludedinthiscategory whichhasbeenidentifiedintheneedsanalysisashavingthehighestmagnitudeofhousing problems.

The New York State Objectives respond to the purposes of the National Afford and a ble Housing Actor that are:

- 1. tohelpfamiliesnotowningahometosafeforadownpaymentforthepurchase ofahome:
- 2. toretainwhereverfeasibleashousingaffordabletolow -incomefamiliesthose dwellingunitsproducedforsuchpurposeswithFederal assistance;
- 3. toextendandstrengthenpartnershipsamongalllevelsofgovernmentandthe privatesector,includingfor -profitandnon -profitorganizations,intheproduction and operation of housing affordable to low -income and moderate -income families;
- 4. toexpandandimproveFederalrentalassistanceforverylow -incomefamilies; and
- 5. toincreasethesupplyofsupportivehousing, which combines structural features and services needed to enable persons with special needs to live with dignity and independence.

In summary, the New York State Consolidated Planstrategies are consistent with and support the goals and objectives of the Little Falls Housing Authority.

C. Criteria for Substantial Deviation and Significant Amendments

1. AmendmentandDeviationDefin itions

24CFRPart903.7(r)

PHAsarerequired to define and adopt their own standards of substantial deviation from the 5 -year Planand Significant Amendment to the Annual Plan. The definition of significant amendment is important because it defines when the PHA will subject a change to the policies or activities described in the Annual Plant of ull public hearing and HUD review before implementation.

A.SubstantialDeviationfromthe5 -yearPlan:

A substantial deviation from the 5 -year Plan occurs whe nthe Board of Commissioners decides that it wants to change the mission statement, goals or objectives of the 5 -year plan.

B. Significant Amendment or Modification to the Annual Plan:



AttachmentB

Little Falls Housing Authority

FiscalYear2002AgencyPlan

${\bf Required Attachment: Resident Member on the PHAG overning Board}$

1. [Yes No: Does the PHA governing board include at least one member who is directly assisted by the PHA this year? (if no, skip to #2)
A.	Nameofresidentmember(s)onthegoverningboard:
	LouisLaVeck
	PhilipLaubenstein
В.	Howwasthe residentboardmemberselected:(selectone)? Elected Appointed
C.	The term of appointment is (include the date term expires): 7/1/00 - 6/30/02
2.	A. IfthePHAgoverningboarddoesnothaveatleastonememberwhoisdirectlyassisted bythePHA,whynot? - NA thePHAislocatedin aStatethatrequiresthemembersofagoverning boardtobesalariedandserveonafulltimebasis thePHAhaslessthan300publichousingunits,hasprovidedreasonable noticetotheresidentadvisoryboardoftheopportunitytoserve onthe governingboard,andhasnotbeennotifiedbyanyresidentoftheirinterest toparticipateintheBoard. Other(explain):
	B. Dateofnexttermexpirationofagoverningboardmember: July,2002
	C. Nameandtitleof appointingofficial(s)forgoverningboard(indicateappointingofficial forthenextposition): NA

AttachmentA

Little Falls Housing Authority

FiscalYear2002AgencyPlan

${\bf Supporting Documents Available for Review}$

PHAsaretoindicatewhichdocumentsareavailableforpublicreviewbyplacingamark inthe"Applicable&OnDisplay"columnintheappr opriaterows.Alllisteddocuments mustbeondisplayifapplicabletotheprogramactivitiesconductedbythePHA.

ListofSupportingDocumentsAvailableforReview					
Applicable & OnDisplay	SupportingDocument	RelatedPlan Component			
X	PHAPlanCertif icationsofCompliancewiththePHA PlansandRelatedRegulations	5YearandAnnual Plans			
NA	State/LocalGovernmentCertificationofConsistencywiththe ConsolidatedPlan(notrequiredforthisupdate)	5YearandAnnual Plans			
X	FairHousingDocumen tationSupportingFairHousingCertifications: RecordsreflectingthatthePHAhasexamineditsprogramsor proposedprograms,identifiedanyimpedimentstofairhousingchoice inthoseprograms,addressedorisaddressingthoseimpedimentsina reasonablefashioninviewoftheresourcesavailable,andworkedoris workingwithlocaljurisdictionstoimplementanyofthejurisdictions' initiativestoaffirmativelyfurtherfairhousingthatrequirethePHA's involvement.	5YearandAnnual Plans			
X	HousingNeedsStatementoftheConsolidatedPlanforthe jurisdiction/sinwhichthePHAislocatedandany additionalbackupdatatosupportstatementofhousing needsinthejurisdiction	AnnualPlan: HousingNeeds			
NA	Mostrecentboard -approvedoperatingbud getforthe publichousingprogram	AnnualPlan: FinancialResources			
NA	PublicHousingAdmissionsand(Continued)OccupancyPolicy (A&O/ACOP),whichincludestheTenantSelectionandAssignment Plan[TSAP]	AnnualPlan: Eligibility, Selection,and Admissions Policies			
NA	AnypolicygoverningoccupancyofPoliceOfficersinPublicHousing checkhereifincludedinthepublichousing A&OPolicy	AnnualPlan: Eligibility, Selection,and Admissions Policies			

ListofSupportingDocumentsAvailableforReview					
Applicable & OnDisplay	SupportingDocument	RelatedPlan Component			
X	Section8AdministrativePlan	AnnualPlan: Eligibility, Selection,and Admissions Policies			
NA	Publichousingrentdeterminationpolicies,includingthemethodfor settingpublichousingflatrents checkhereifincludedinthepublichousing A&OPolicy	AnnualPl an:Rent Determination			
NA	Scheduleofflatrentsofferedateachpublichousingdevelopment checkhereifincludedinthepublichousing A&OPolicy	AnnualPlan:Rent Determination			
X	Section8rentdetermination(paymentstandard)plicies CheckhereifincludedinSection8 AdministrativePlan	AnnualPlan:Rent Determination			
NA	Publichousingmanagementandmaintenancepolicydocuments, includingpoliciesforthepreventionoreradicationofpestinfestation (includingcockroachinfestation)	AnnualPlan: Operationsand Maintenance			
NA	ResultsoflatestbindingPublicHousingAssessmentSystem(PHAS) Assessment	AnnualPlan: Managementand Operations			
NA	Follow-upPlantoResultsofthePHASResidentSatisfaction Survey (ifnecessary)	AnnualPlan: Operationsand Maintenanceand CommunityService &Self -Sufficiency			
X	ResultsoflatestSection8ManagementAssessmentSystem(SEMAP)	AnnualPlan: Managementand Operations			
NA	AnyrequiredpoliciesgoverninganySecti on8specialhousing types checkhereifincludedinSection8AdministrativePlan	AnnualPlan: Operationsand Maintenance			
NA	Publichousinggrievanceprocedures Checkhereifincludedinthepublichousing A&OPolic y	AnnualPlan: Grievance Procedures			
X	Section8informalreviewandhearingprocedures CheckhereifincludedinSection8 AdministrativePlan	AnnualPlan: Grievance Procedures			
NA	The HUD - approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for any active grantyear	AnnualPlan: CapitalNeeds			

ListofSupportingDocumentsAvailableforReview					
Applicable & OnDisplay	SupportingDocument	RelatedPlan Component			
NA	MostrecentCIAPBudget/ProgressReport(HUD52825) foranyactiveCIAPgrants	AnnualPlan: CapitalNeeds			
NA	ApprovedHOPEVIapplicationsor,ifmorerecent, approvedorsubmittedHOPEVIRevitalizationPlans,or anyotherapprovedproposalfordevelopmentofpublic housing	AnnualPlan: CapitalNeeds			
NA	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing § 504 of the Rehabilitation Actand the Americans with Disabilities Act. See, PIH99 -52 (HA).	AnnualPlan: CapitalNeeds			
NA	Approvedorsubmittedapplicationsfordemolitionand/or dispositionofpublichousing	AnnualPlan: Demolition and Disposition			
NA	Approvedorsubmittedapplicationsfordesignationofpublichousing (DesignatedHousingPlans)	AnnualPlan: Designation of PublicHousing			
NA	Approvedorsubmittedassessmentsofreasonablerevitalization of publichousingandapproved orsubmittedconversionplansprepared pursuanttosection202ofthe1996HUDAppropriationsAct,Section 22oftheUSHousingActof1937,orSection33oftheUSHousing Actof1937	AnnualPlan: Conversionof PublicHousing			
NA	Approvedorsubmittedp ublichousinghomeownership programs/plans	AnnualPlan: Homeownership			
NA	PoliciesgoverninganySection8Homeownership program (sectionoftheSection8Administrative Plan)	AnnualPlan: Homeownership			
NA	CooperationagreementbetweenthePH AandtheTANF agencyandbetweenthePHAandlocalemploymentand trainingserviceagencies	AnnualPlan: CommunityService &Self -Sufficiency			
NA	FSSActionPlan/sforpublichousingand/orSection8	AnnualPlan: CommunityService &Self -Sufficiency			
NA	Section3documentationrequiredby24CFRPart135,SubpartE	AnnualPlan: CommunityService &Self -Sufficiency			
NA	Mostrecentself -sufficiency(ED/SS,TOPorROSSorotherresident servicesgrant)grantprogramreports	AnnualPlan: CommunityServic e &Self -Sufficiency			
NA	ThemostrecentPublicHousingDrugEliminationProgram(PHEDEP) semi-annualperformancereport	AnnualPlan: SafetyandCrime Prevention			

ListofSupportingDocumentsAvailableforReview					
Applicable & OnDisplay	SupportingDocument	RelatedPlan Component			
NA NA	PHDEP-relateddocumentation: Baselinelawenforcementservicesforpublic housingdeve lopmentsassistedunderthePHDEP plan; Consortiumagreement/sbetweenthePHAs participatingintheconsortiumandacopyofthe paymentagreementbetweentheconsortiumand HUD(applicableonlytoPHAsparticipatingina consortiumasspecifiedunder2 4CFR761.15); Partnershipagreements(indicatingspecific leveragedsupport)withagencies/organizations providingfunding,servicesorotherin -kind resourcesforPHDEP -fundedactivities; Coordinationwithotherlawenforcementefforts; Writtenagr eement(s)withlocallawenforcement agencies(receivinganyPHDEPfunds);and Allcrimestatisticsandotherrelevantdata (includingPartIandspecifiedPartIIcrimes)that establishneedforthepublichousingsitesassisted underthePHDEPPlan.	AnnualPlan: SafetyandCrime Prevention			
NA	PolicyonOwnershipofPetsinPublicHousingFamilyDevelopments (asrequiredbyregulationat24CFRPart960,SubpartG) checkhereifincludedinthepublichousingA&OPolicy	PetPolicy			
X	TheresultsofthemostrecentfiscalyearauditofthePHAconducted undersection5(h)(2)oftheU.S.HousingActof1937(42U.S.C. 1437c(h)),theresultsofthatauditandthePHA'sresponsetoany findings	AnnualPlan: AnnualAudit			
NA	TroubledPH As:MOA/RecoveryPlan	TroubledPHAs			
X	Othersupportingdocuments(optional) (listindividually;useasmanylinesasnecessary) DefinitionofSubstantialDeviation	(specifyasneeded) AnnualPlan			
		Alliluair läll			

AttachmentC

Little Falls Housing Authority

FiscalYear2002AgencyPlan

$\label{lem:condition} \textbf{RequiredAttachment:} \textbf{MembershipoftheResidentAdvisoryBoardor} \\ \textbf{Boards}$

1.	long, listorganizations represented or otherwise provide a description sufficient how members are chosen.)	toidentify
	MarionParese	
	EuniceDavis	
	JaneMiosek	
	SophieKeller	
	SueLamanna	
	RosalieDerkey	
	D'AnneParatore	
	JimAccattato	