

PHA Plans

Streamlined 5-Year/Annual Version

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

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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 that introduced 5-year and annual PHA Plans. The full PHA plan provides 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 allows eligible PHAs to make a streamlined annual Plan submission to HUD consistent with HUD's efforts to provide regulatory relief to certain PHAs. Public reporting burden for this information collection is estimated to average 11.7 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, Federal Housing Administration, 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. Information in PHA plans is publicly available.

Streamlined 5-Year Plan for Fiscal Years 2005- 2009

Streamlined Annual Plan for Fiscal Year 2005

NOTE: This PHA Plan template (HUD-50075-SA) is to be completed in accordance with instructions contained in previous Notices PIH 99-33 (HA), 99-51 (HA), 2000-22 (HA), 2000-36 (HA), 2000-43 (HA), 2001-4 (HA), 2001-26 (HA), 2003-7 (HA), and any related notices HUD may subsequently issue. Full reporting for each component listed in the streamlined Annual Plan submitted with the 5-year plan is required.

Streamlined Five-Year PHA Plan Agency Identification

PHA Name: Littleton Housing Authority

PHA Number: CO 036

PHA Fiscal Year Beginning: October 1, 2005

PHA Programs Administered:

- Public Housing and Section 8**
 Section 8 Only
 Public Housing Only
 Number of public housing units: 143
 Number of S8 units:
 Number of public housing units:
 Number of S8 units: 288

PHA Consortia: (check box if submitting a joint PHA Plan and complete table)

Participating PHAs	PHA Code	Program(s) Included in the Consortium	Programs Not in the Consortium	# of Units Each Program
Participating PHA 1:				
Participating PHA 2:				
Participating PHA 3:				

Public Access to Information

Information regarding any activities outlined in this plan can be obtained by contacting:

- Main administrative office of the PHA
- PHA development management offices
- PHA local offices

Display Locations For PHA Plans and Supporting Documents

The PHA Plans and attachments (if any) are available for public inspection at::

- Main administrative office of the PHA
- PHA development management offices
- PHA local offices
- Main administrative office of the local government
- Main administrative office of the County government
- Main administrative office of the State government
- Public library
- PHA website
- Other (list below)

PHA Plan Supporting Documents are available for inspection at: (select all that apply)

- Main business office of the PHA
- PHA development management offices
- Other (list below)

Streamlined Five-Year PHA Plan

PHA FISCAL YEARS 2005 - 2009

[24 CFR Part 903.12]

A. Mission

State the PHA's mission for serving the needs of low-income, very low income, and extremely low-income families in the PHA's jurisdiction. (select one of the choices below)

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here) Littleton Housing Authority seeks to strengthen our hometown by creating opportunities for diverse housing alternatives.

B. Goals

The goals and objectives listed below are derived from HUD's strategic Goals and Objectives and those emphasized in recent legislation. PHAs may select any of these goals and objectives as their own, or identify other goals and/or objectives. Whether selecting the HUD-suggested objectives or their own, **PHAs ARE STRONGLY ENCOURAGED TO IDENTIFY QUANTIFIABLE MEASURES OF SUCCESS IN REACHING THEIR OBJECTIVES OVER THE COURSE OF THE 5 YEARS.** (Quantifiable measures would include targets such as: numbers of families served or PHAS scores achieved.) PHAs should identify these measures in the spaces to the right of or below the stated objectives.

HUD Strategic Goal: Increase the availability of decent, safe, and affordable housing.

- PHA Goal: Expand the supply of assisted housing**
Objectives:
 - Apply for additional rental vouchers:**
 - Reduce public housing vacancies:**
 - Leverage private or other public funds to create additional housing opportunities:**
 - Acquire or build units or developments**
 - Other (list below) Littleton Housing Authority seeks to strengthen our hometown by creating opportunities for diverse housing alternatives.**
- PHA Goal: Improve the quality of assisted housing**
Objectives:
 - Improve public housing management: (PHAS score) 2004-97% (High Performer)**
 - Improve voucher management: (SEMAP score) 2004-92% (High Performer)**
 - Increase customer satisfaction:**
 - Concentrate on efforts to improve specific management functions:**
 - **We will upgrade computers and software toward more efficiency.**
 - **We will continue to centralize management functions.**

- We will convert space Bradley House for employee break rooms and sick rooms.
- We will provide space for much needed Resident Services Coordinators.
- We will provide private working space for home health care like the visiting nurses.
- In order to attract and retain skilled employees, we will continue to provide competitive compensation and benefits.
- We will continue to train and cross train employees.
- We will train and equip maintenance staff as needed.
- We will maintain a three (3) to five (5) day turnover for family units and a one to three (3) day turnover for elderly units.
- We will respond to non-emergency work orders within 48 hours.
- We have and will continue to raise the bar on service to clients, quality of turnovers and improvements, etc.
- We will continue to do as many maintenance and repair items as possible with existing staff for optimum control of costs.
- We will continue to screen by all means possible in order to give the keys to applicants who will be good neighbors and take care of our property.

- Renovate or modernize public housing units:
- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers:
- Other: (list below)

PHA Goal: Increase assisted housing choices

Objectives:

- Provide voucher mobility counseling:
- Conduct outreach efforts to potential voucher landlords
- Increase voucher payment standards on a case by case basis
- Implement voucher homeownership program:
- Implement public housing or other homeownership programs:
- Implement public housing site-based waiting lists:
- Convert public housing to vouchers:
- Other: (list below)

HUD Strategic Goal: Improve community quality of life and economic vitality

PHA Goal: Provide an improved living environment

Objectives:

- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
- Implement public housing security improvements:

- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below) Utilize broad range of incomes.

HUD Strategic Goal: Promote self-sufficiency and asset development of families and individuals

- PHA Goal: Promote self-sufficiency and asset development of assisted households**
Objectives:
 - Increase the number and percentage of employed persons in assisted families:
 - Provide or attract supportive services to improve assistance recipients' employability:
 - Provide or attract supportive services to increase independence for the elderly or families with disabilities.
 - Other: (list below)

HUD Strategic Goal: Ensure Equal Opportunity in Housing for all Americans

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing**
Objectives:
 - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
 - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:
 - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required within reasonable accommodation:
 - Other: (list below)

Other PHA Goals and Objectives:

1. We will work to accomplish the strategic goals identified in the Arapahoe County Consolidated Plan. (See Housing section of Consolidated Plan.) The county has identified the following strategic goals:
 - A. Reduce local government barriers to affordable housing
 - B. Increase funding for affordable housing
 - C. Integrate affordable housing
 - D. Revise regulations as necessary to allow accessory units
 - E. Work with non-profit organizations and developers to increase the supply of affordable housing

2. We will follow the recommendations in the Energy Audit to increase the energy efficiency in our buildings. See Energy Audit recommendations.

Streamlined Annual PHA Plan

PHA Fiscal Year 2005

[24 CFR Part 903.12(b)]

Table of Contents

Provide the following table of contents for the streamlined Annual Plan submitted with the Five-Year Plan, including all streamlined plan components, and additional requirements, together with the list of supporting documents available for public inspection.

A. ANNUAL STREAMLINED PHA PLAN COMPONENTS

- 1. Housing Needs
- 2. Financial Resources
- 3. Policies on Eligibility, Selection and Admissions
- 4. Rent Determination Policies
- 5. Capital Improvements Needs
- 6. Demolition and Disposition
- 7. Homeownership
- 8. Civil Rights Certifications (included with PHA Certifications of Compliance)
- 9. Additional Information
 - a. PHA Progress on Meeting 5-Year Mission and Goals
 - b. Criteria for Substantial Deviations and Significant Amendments
 - c. Other Information Requested by HUD
 - i. Resident Advisory Board Membership and Consultation Process
 - ii. Resident Membership on the PHA Governing Board
 - iii. PHA Statement of Consistency with Consolidated Plan
 - iv. (Reserved)
- 10. Project-Based Voucher Program
- 11. Supporting Documents Available for Review
- 12. FY 2005 Capital Fund Program and Capital Fund Program Replacement Housing Factor, Annual Statement/Performance and Evaluation Report
- 13. Capital Fund Program 5-Year Action Plan
- 14. Other (List below, providing name for each item)

B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

- Form HUD-50077, PHA Certifications of Compliance with the PHA Plans and Related Regulations*
- Board Resolution to Accompany the Streamlined Five-Year/Annual Plans*
- Certification by State or Local Official of PHA Plan Consistency with Consolidated Plan.*
- Form HUD-50070, Certification for a Drug-Free Workplace;*

- Form HUD-50071, *Certification of Payments to Influence Federal Transactions*;
 Form SF-LLL & SF-LLLa, *Disclosure of Lobbying Activities*.

Executive Summary:

[903.7(r)]. If desired, provide a brief overview of the contents of the streamlined 5-Year/Annual Plan.

The Littleton Housing Authority Five Year and Annual Plan will focus only upon those housing authority activities that impact our Section 8 Program, Bradley House and family Low Rent Public Housing.

1. Statement of Housing Needs [24 CFR Part 903.12 (b), 903.7(a)]

A. Housing Needs of Families on the Public Housing and Section 8 Tenant- Based Assistance Waiting Lists

State the housing needs of the families on the PHA’s waiting list/s. Complete one table for each type of PHA-wide waiting list administered by the PHA. PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

Housing Needs of Families on the PHA’s Waiting Lists			
Waiting list type: (select one)			
<input checked="" type="checkbox"/>	Section 8 tenant-based assistance		
<input type="checkbox"/>	Public Housing		
<input type="checkbox"/>	Combined Section 8 and Public Housing		
<input type="checkbox"/>	Public Housing Site-Based or sub-jurisdictional waiting list (optional)		
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	1174		
Extremely low income <=30% AMI	1048	89%	
Very low income (>30% but <=50% AMI)	111	10%	
Low income (>50% but <80% AMI)	14	1%	
Families with children	695	59%	
Elderly families	7	6%	
Families with Disabilities	26	22%	
Race/ethnicity Caucasian	844	71%	
Race/ethnicity Hispanic	369	31%	
Race/ethnicity Black	235	20 %	
Race/ethnicity Other	98	8%	
Due to the mixed races in our applicant families, more than 100% of all races are represented.			
Characteristics by Bedroom Size (Public Housing Only)			
1BR	366	31%	
2 BR	427	36 %	
3 BR	279	24 %	
4 BR	92	8 %	
5 BR	10	1%	

Housing Needs of Families on the PHA's Waiting Lists			
5+ BR	0	0	
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)? 3 April 15, 2005			
Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			

Housing Needs of Families on the PHA's Waiting Lists			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing Families			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	380		
Extremely low income <=30% AMI	337	96%	
Very low income (>30% but <=50% AMI)	38	4%	
Low income (>50% but <80% AMI)	5	0	
Families with children	380	100%	
Elderly families	6	1%	
Families with Disabilities	16	4%	
Race/ethnicity Caucasian	268	70%	
Race/ethnicity Black	70	18%	
Race/ethnicity Hispanic	150	39%	
Race/ethnicity Other	42	11%	
Due the mixed race of many of our families, races represented are more than 100%.			
Characteristics by bedroom size (Public Housing Only)			
1BR	N/A	0	
2 BR	196	52 %	
3 BR	136	36 %	
4 BR	39	10 %	
5 BR	9	2 %	
5+ BR	0	0	
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

Housing Needs of Families on the PHA's Waiting Lists
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Housing Needs of Families on the PHA's Waiting Lists			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing (Bradley House) Elderly			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	81		
Extremely low income <=30% AMI	68	84%	
Very low income (>30% but <=50% AMI)	11	14%	
Low income (>50% but <80% AMI)	2	2%	
Families with children	N/A		
Elderly families	N/A		
Families with Disabilities	N/A		
Race/ethnicity White	73		
Race/ethnicity Black	2		
Race/ethnicity Hispanic	9		
Race/ethnicity Other	6		
Characteristics by Bedroom Size (Public Housing Only)			
1BR	81	100%	
2 BR			
3 BR			
4 BR			
5 BR			
5+ BR			
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

B. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families on the PHA's public housing and Section 8 waiting lists IN THE UPCOMING YEAR, and the Agency's reasons for choosing this strategy.

Strategies:

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

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

**** LHA will do these items provided adequate funding from HUD is received. With reduced levels of funding this year, we have instituted numerous cost saving measures to minimize participant terminations**

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

Select all that apply

- Apply for additional section 8 units should they become available**
- Leverage affordable housing resources in the community through the creation of mixed finance housing as opportunities become available.**
- Pursue housing resources other than public housing or Section 8 tenant-based assistance as opportunities become available and supported by the Board.**
- Other: (list below)**

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

Strategy 1: Target available assistance to families at or below 30 % of AMI

Select all that apply

- Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing**
- Exceed HUD federal targeting requirements for families at or below 30% of AMI in**

- tenant-based section 8 assistance
- Employ admissions preferences aimed at families with economic hardships
- Adopt rent policies to support and encourage work
- Other: (list below)

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

Strategy 1: Target available assistance to families at or below 50% of AMI

Select all that apply

- Employ admissions preferences aimed at families who are working
- Adopt rent policies to support and encourage work
- Other: (list below)

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of public housing for the elderly
- Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing within reasonable accommodation.
- Apply for special-purpose vouchers targeted to families with disabilities, should they become available
- Affirmatively market to local non-profit agencies that assist families with disabilities
- Other: Issue Section 8 Vouchers to applicants with disabilities when they come up on the waiting list and when no appropriate LHA units are available

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

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

Select if applicable

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

- Other: It appears our service is known to all ethnicities. We will serve them on a first –come, first -served basis.**

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units**
- Market the section 8 program to owners outside of areas of poverty /minority concentrations**
- Other: (list below)**

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

(2) Reasons for Selecting Strategies

Of the factors listed below, select all that influenced the PHA’s selection of the strategies it will pursue:

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

2. Statement of Financial Resources

[24 CFR Part 903.12 (b), 903.7 (c)]

List on the following table the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2005 grants)		
a) Public Housing Operating Fund (2004)	44,608	

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
b) Public Housing Capital Fund (2004)	\$ 233,433	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance (2005)	\$1,786,731	
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)	0.0	
3. Public Housing Dwelling Rental Income	\$470,000	
4. Other income (list below)	\$26,000	
4. Non-federal sources (list below)		
Total resources	\$2,137,772	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.12 (b), 903.7 (b)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 3A.

(1) Eligibility

a. When does the PHA verify eligibility for admission to public housing? (select all that apply)

- When families are within a certain number of being offered a unit: 100
- When families are within a certain time of being offered a unit: three months
- Other: (describe)

b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?

- Criminal or Drug related activity
- Rental history
- Credit Reports
- Other: home visits

- c. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- d. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- e. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

(2)Waiting List Organization

a. Which methods does the PHA plan to use to organize its public housing waiting list (select all that apply)

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe): Working lists are pulled off of the Master List.

b. Where may interested persons apply for admission to public housing?

- PHA main administrative office
- PHA development site management office
- Other: We will send applications upon request.

c. Site-Based Waiting Lists-Previous Year

1. Has the PHA operated one or more site-based waiting lists in the previous year? If yes, complete the following table; if not skip to d. NO

Site-Based Waiting Lists				
Development Information: (Name, number, location)	Date Initiated	Initial mix of Racial, Ethnic or Disability Demographics	Current mix of Racial, Ethnic or Disability Demographics since Initiation of SBWL	Percent change between initial and current mix of Racial, Ethnic, or Disability demographics

2. What is the number of site based waiting list developments to which families may apply at one time?
3. How many unit offers may an applicant turn down before being removed from the site-based waiting list? 3
4. Yes No: Is the PHA the subject of any pending fair housing complaint by HUD or any court order or settlement agreement? If yes, describe the order, agreement or complaint and describe how use of a site-based waiting list will not violate or be inconsistent with the order, agreement or complaint below:

d. Site-Based Waiting Lists – Coming Year

If the PHA plans to operate one or more site-based waiting lists in the coming year, answer each of the following questions; if not, skip to subsection (3) Assignment

1. How many site based waiting lists will the PHA operate in the coming year?
2. Yes No: Are any or all of the PHA's site-based waiting lists new for the upcoming year (that is, they are not part of a previously-HUD-approved site based waiting list plan)?
If yes, how many lists?
3. Yes No: May families be on more than one list simultaneously
If yes, how many lists?
4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)?
 - PHA main administrative office
 - All PHA development management offices
 - Management offices at developments with site-based waiting lists
 - At the development to which they would like to apply
 - Other (list below)

(3) Assignment

a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)

- One
- Two
- Three or More

b. Yes No: Is this policy consistent across all waiting list types?

c. If answer to b is no, list variations for any other than the primary public housing waiting

list/s for the PHA:

(4) Admissions Preferences

a. Income targeting:

- Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?

b. Transfer policies:

In what circumstances will transfers take precedence over new admissions? (list below)

- Emergencies
 Over-housed
 Under-housed
 Medical justification
 Administrative reasons determined by the PHA (e.g., to permit modernization work)
 Resident choice: (state circumstances below)
 Other: Reasonable Accommodation

c. Preferences

1. Yes No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If “no” is selected, skip to subsection (5) Occupancy)

2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
 Victims of domestic violence
 Substandard housing
 Homelessness
 High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- Working families and those unable to work because of age or disability
 Veterans and veterans' families
 Residents who live and/or work in the jurisdiction
 Those enrolled currently in educational, training, or upward mobility programs
 Households that contribute to meeting income goals (broad range of incomes)
 Households that contribute to meeting income requirements (targeting)
 Those previously enrolled in educational, training, or upward mobility programs
 Victims of reprisals or hate crimes

Other preference(s) (list below)

3. If the PHA will employ admissions preferences, please prioritize by placing a “1” in the space that represents your first priority, a “2” in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

(1) Date and Time

Former Federal preferences:

- (1) Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden

Other preferences (select all that apply)

- (1) Working families and those unable to work because of age or disability
- Veterans and veterans’ families
- (1) Residents who live and/or work in the jurisdiction
- (1) Those enrolled currently in educational, training, or upward mobility programs
- (1) Households that contribute to meeting income goals (broad range of incomes)
- (1) Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers
- Not applicable: the pool of applicant families ensures that the PHA will meet income-targeting requirements

(5) Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of public housing (select all that apply)

- The PHA-resident lease
- The PHA’s Admissions and (Continued) Occupancy policy
- PHA briefing seminars or written materials
- Other source (list)

b. How often must residents notify the PHA of changes in family composition? (select all that apply)

- At an annual reexamination and lease renewal
- Any time family composition changes

- At family request for revision
- Other:
 - (a) The housing authority may request proof of change of family composition (up or down) while following up a report of unauthorized individuals living in unit or authorized individuals no longer living in the unit.
 - (b) A change in family income (up or down)

(6) Deconcentration and Income Mixing

- a. Yes No: Does the PHA have any general occupancy (family) public housing developments covered by the deconcentration rule? If no, this section is complete. If yes, continue to the next question.
- b. Yes No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments? If no, this section is complete. If yes, list these developments on the following table:

Deconcentration Policy for Covered Developments			
Development Name	Number of Units	Explanation (if any) [see step 4 at §903.2(c)(1)(iv)]	Deconcentration policy (if no explanation) [see step 5 at §903.2(c)(1)(v)]

B. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete sub-component 3B. Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Eligibility

- a. What is the extent of screening conducted by the PHA? (select all that apply)
 - Criminal or drug-related activity only to the extent required by law or regulation
 - Criminal and drug-related activity, more extensively than required by law or regulation
 - More general screening than criminal and drug-related activity (list factors):
 - Other (list below)
- b. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- c. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

d. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

e. Indicate what kinds of information you share with prospective landlords? (select all that apply)

- Criminal or drug-related activity
 Other (describe below)

(2) Waiting List Organization

a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)

- None
 Federal public housing
 Federal moderate rehabilitation
 Federal project-based certificate program
 Other federal or local program (list below)

b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)

- PHA main administrative office
 Other (list below) Our S8 HCV waiting list is currently closed.

(3) Search Time

a. Yes No: Does the PHA give extensions on standard 60-day period to search for a unit?

If yes, state circumstances below: When clients are hard to house or have other legitimate reasons for needing more time.

(4) Admissions Preferences

a. Income targeting

- Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program to families at or below 30% of median area income?

b. Preferences

1. Yes No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent (5) Special purpose section 8 assistance programs)

2. Which of the following admission preferences does the PHA plan to employ in the

coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below) Domestic Violence.

3. If the PHA will employ admissions preferences, please prioritize by placing a "1" in the space that represents your first priority, a "2" in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

- (1) Date and Time

Former Federal preferences:

- (1) Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- (1) Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden

Other preferences (select all that apply)

- (1) Working families and those unable to work because of age or disability
- Veterans and veterans' families
- (1) Residents who live and/or work in your jurisdiction
- (1) Those enrolled currently in educational, training, or upward mobility programs
- (1) Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)

- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Among applicants on the waiting list with equal preference status, how are applicants selected? (select one)

- Date and time of application
- Drawing (lottery) or other random choice technique

5. If the PHA plans to employ preferences for “residents who live and/or work in the jurisdiction” (select one)

- This preference has previously been reviewed and approved by HUD:
- The PHA requests approval for this preference through this PHA Plan

6. Relationship of preferences to income targeting requirements: (select one)

- The PHA applies preferences within income tiers
- Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(5) Special Purpose Section 8 Assistance Programs

a. In which documents or other reference materials are the policies governing eligibility, selection, and admissions to any special-purpose section 8 program administered by the PHA contained? (select all that apply)

- The Section 8 Administrative Plan
- Briefing sessions and written materials
- Other (list below)

b. How does the PHA announce the availability of any special-purpose section 8 programs to the public?

- Through published notices
- Other (list below)

4. PHA Rent Determination Policies

[24 CFR Part 903.12(b), 903.7(d)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete sub-component 4A.

(1) Income Based Rent Policies

Describe the PHA’s income based rent setting policy/ies for public housing using, including discretionary (that is, not required by statute or regulation) income disregards and exclusions, in the appropriate spaces below.

a. Use of discretionary policies: (select one of the following two)

- The PHA will not employ any discretionary rent-setting policies for income-based rent in public housing. Income-based rents are set at the higher of 30% of adjusted monthly income, 10% of unadjusted monthly income, the welfare rent, or minimum rent (less HUD mandatory deductions and exclusions). (If selected, skip to sub-component (2))
- The PHA employs discretionary policies for determining income-based rent (If selected, continue to question b.)

b. Minimum Rent

1. What amount best reflects the PHA's minimum rent? (select one)

- \$0
- \$1-\$25
- \$26-\$50

2. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies?

If yes to question 2, list these policies below:

When a family has lost eligibility for, or is waiting for, an eligibility determination; when the family would be evicted because it is unable to pay the minimum rent; when the income of the family has decreased because of changed circumstances including loss of employment; and when a death has occurred in the family.

c. Rents set at less than 30% of adjusted income

1. Yes No: Does the PHA plan to charge rents at a fixed amount or percentage less than 30% of adjusted income?

2. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below:

d. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ (select all that apply)

- For the earned income of a previously unemployed household member
- For increases in earned income
- Fixed amount (other than general rent-setting policy)
If yes, state amount/s and circumstances below:
- Fixed percentage (other than general rent-setting policy)
If yes, state percentage/s and circumstances below:
- For household heads
- For other family members

- For transportation expenses
- For the non-reimbursed medical expenses of non-disabled or non-elderly families
- Other (describe below)

e. Ceiling rents

1. Do you have ceiling rents? (rents set at a level lower than 30% of adjusted income) (select one)

- Yes for all developments
- Yes but only for some developments
- No

2. For which kinds of developments are ceiling rents in place? (select all that apply)

- For all developments
- For all general occupancy developments (not elderly or disabled or elderly only)
- For specified general occupancy developments
- For certain parts of developments; e.g., the high-rise portion
- For certain size units; e.g., larger bedroom sizes
- Other (list below)

3. Select the space or spaces that best describe how you arrive at ceiling rents (select all that apply)

- Market comparability study
- Fair market rents (FMR)
- 95th percentile rents
- 75 percent of operating costs
- 100 percent of operating costs for general occupancy (family) developments
- Operating costs plus debt service
- The “rental value” of the unit
- Other (list below)

f. Rent re-determinations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent? (select all that apply)

- Never
- At family option
- Any time the family experiences an income increase
- Any time a family experiences an income increase above a threshold amount or percentage: \$40 a month
- Other (list below)

g. Yes No: Does the PHA plan to implement individual savings accounts for residents

(ISAs) as an alternative to the required 12 month disallowance of earned income and phasing in of rent increases in the next year?

(2) Flat Rents

a. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (select all that apply.)

- The section 8 rent reasonableness study of comparable housing
- Survey of rents listed in local newspaper
- Survey of similar unassisted units in the neighborhood
- Other: Section 8 FMR's

B. Section 8 Tenant-Based Assistance

Exemptions: PHAs that do not administer Section 8 tenant-based assistance are not required to complete sub-component 4B. Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Payment Standards

Describe the voucher payment standards and policies.

a. What is the PHA's payment standard? (select the category that best describes your standard)

- At or above 90% but below 100% of FMR (LHA is at 95% of published FMR)
- 100% of FMR:
- Above 100% but at or below 110% of FMR: .
- Above 110% of FMR (if HUD approved; describe circumstances below)

b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply)

- FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
- The PHA has chosen to serve additional families by lowering the payment standard
- Reflects market or submarket
- Other (list below) Due to 2005 funding cuts

c. If the payment standard is higher than FMR, why has the PHA chosen this level? (select all that apply)

- FMRs are not adequate to ensure success among assisted families in the PHA's segment of the FMR area
- Reflects market or submarket

- To increase housing options for families on a case by case basis.
- Other (list below)

d. How often are payment standards reevaluated for adequacy? (select one)

- Annually
- Other: When HUD makes adjustments to our Housing Assistance Payments.

e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)

- Success rates of assisted families
- Rent burdens of assisted families
- Other:
 - Deconcentration of poverty
 - HAP funding from HUD

(2) Minimum Rent

a. What amount best reflects the PHA's minimum rent? (select one)

- \$0
- \$1-\$25
- \$26-\$50

b. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies?

When a family has lost eligibility for, or is waiting for, an eligibility determination; when the family would be evicted because it is unable to pay the minimum rent; when the income of the family has decreased because of changed circumstances including loss of employment; and when a death has occurred in the family.

5. Capital Improvement Needs

[24 CFR Part 903.12(b), 903.7 (g)]

Exemptions from Component 5: Section 8 only PHAs are not required to complete this component and may skip to Component 6.

A. Capital Fund Activities

Exemptions from sub-component 5A: PHAs that will not participate in the Capital Fund Program may skip to component 5B. All other PHAs must complete 5A as instructed.

(1) Capital Fund Program

a. Yes No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete items 12 and 13 of this template (Capital Fund Program tables). If no, skip to B.

b. Yes No: Does the PHA propose to use any portion of its CFP funds to repay

debt incurred to finance capital improvements? If so, the PHA must identify in its annual and 5-year capital plans the development(s) where such improvements will be made and show both how the proceeds of the financing will be used and the amount of the annual payments required to service the debt. (Note that separate HUD approval is required for such financing activities.).

B. HOPE VI and Public Housing Development and Replacement Activities (Non-Capital Fund)

Applicability of sub-component 5B: All PHAs administering public housing. Identify any approved HOPE VI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

(1) Hope VI Revitalization

a. Yes No: **Has the PHA received a HOPE VI revitalization grant? (if no, skip to next component; if yes, provide responses to questions on chart below for each grant, copying and completing as many times as necessary)**

b. **Status of HOPE VI revitalization grant (complete one set of questions for each grant)**

Development name:

Development (project) number:

Status of grant: (select the statement that best describes the current status)

- Revitalization Plan under development**
- Revitalization Plan submitted, pending approval**
- Revitalization Plan approved**
- Activities pursuant to an approved Revitalization Plan underway**

c. Yes No: **Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year? If yes, list development name/s below:**

d. Yes No: **Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year? If yes, list developments or activities below:**

e. Yes No: **Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement? If yes, list developments or activities below:**

6. Demolition and Disposition

[24 CFR Part 903.12(b), 903.7 (h)]

Applicability of component 6: Section 8 only PHAs are not required to complete this section.

- a. Yes No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 or 24 (Hope VI) of the U.S. Housing Act of 1937 (42 U.S.C. 1437p) or Section 202/Section 33 (Mandatory Conversion) in the plan Fiscal Year? (If “No”, skip to component 7; if “yes”, complete one activity description for each development on the following chart.)

Demolition/Disposition Activity Description
1a. Development name: Bradley House Apartments
1b. Development (project) number: CO 036-1
2. Activity type: Demolition <input type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission:
5. Number of units affected:
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: As soon as approved b. Projected end date of activity: Unknown because of phase in

7. Section 8 Tenant Based Assistance--Section 8(y) Homeownership Program
[24 CFR Part 903.12(b), 903.7(k)(1)(i)]

- (1) Yes No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If “No”, skip to the next component; if “yes”, complete each program description below (copy and complete questions for each program identified.)

(2) Program Description

a. Size of Program

- Yes No: Will the PHA limit the number of families participating in the Section 8 homeownership option?

If the answer to the question above was yes, what is the maximum number of participants this fiscal year?

b. PHA-established eligibility criteria

- Yes No: Will the PHA's program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria?
If yes, list criteria below:

c. What actions will the PHA undertake to implement the program this year (list)?

(3) Capacity of the PHA to Administer a Section 8 Homeownership Program

The PHA has demonstrated its capacity to administer the program by (select all that apply):

- a. Establishing a minimum homeowner downpayment requirement of at least 3 percent of purchase price and requiring that at least 1 percent of the purchase price comes from the family's resources.
- b. Requiring that financing for purchase of a home under its Section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards.
- c. Partnering with a qualified agency or agencies to administer the program (list name(s) and years of experience below).
- d. Demonstrating that it has other relevant experience (list experience below).

8. Civil Rights Certifications

[24 CFR Part 903.12 (b), 903.7 (o)]

Civil rights certifications are included in the *PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans*, which is submitted to the Field Office in hard copy—see Table of Contents.

9. Additional Information

[24 CFR Part 903.12 (b), 903.7 (r)]

A. PHA Progress in Meeting the Mission and Goals Described in the 5-Year Plan

(Provide a statement of the PHA's progress against the goals and objectives established in the previous 5-Year Plan for the period FY 2001 - 2004.)

The Goals/Objectives listed in the FY 2000-2004 Annual Plan of LHA and the success toward meeting these Goals/Objectives are listed below:

Goal One:

Manage the Littleton Housing Authority's existing public housing and Section 8 New Construction programs in an efficient and effective manner thereby qualifying for high performer status and qualifying for high performer status when SEMAP scoring is received for the Housing Choice Voucher Program. The positive management incentives of being a high performer include:

- A. A capital grant bonus of 3% per year based upon the LHA capital grant award. This bonus increases to 5% in years 6 and after.**
- B. Extra bonus points in connection with any competitive NOFA which is submitted to HUD.**
- C. Significant paperwork reduction in connection with filings required by HUD.**
- D. Physical inspection by HUD in alternate years rather than annually during high performance status.**

Objective 1:

HUD shall recognize LHA as a high performer by 9/30/2001.

Status of Achievement:

High Performer Status has been achieved.

Objective 2:

LHA shall continue to make our public housing and Section 8 New Construction units more marketable to the community by enhancing and upgrading the properties by 9/30/2005.

Status of Achievement:

Over \$3,000,000 in improvements and upgrades have been made to LHA properties including public housing. Approximately \$1,000,000 of these funds came from HUD CFP.

Objective 3:

LHA shall achieve and sustain a utilization rate of 97% by 9/30/2001 in its tenant-based program.

Status of Achievement:

LHA has met and exceeded this goal.

Objective 4:

LHA shall maintain the rapid turnaround currently achieved of seven to ten working days.

Status of Achievement:

We currently have a 1 – 3 day turn around on elderly units and a 3-7 day turn around for out public housing family houses.

Objective 5:

LHA shall continue to seek new landlords who want to participate in the program.

Status of Achievement:

We have solicited new landlords, and landlords have been contacting us about becoming Section 8 landlords. We have been able to move clients from poorer neighborhoods to better neighborhoods.

Goal 2:

Manage the Littleton Housing Authority in a manner that results in full compliance audits with applicable statutes and regulations to maintain the zero deficiency audits received in previous years.

Objective 1:

Work with the fee accountant and auditor to adapt to new Generally Accepted Accounting Principles (GAAP) requirements.

Status of Achievement:

- **We converted to Generally Accepted Accounting Principles (GAAP) over three years ago.**
- **We have contracted with a fee accountant who comes in monthly to balance all accounts and produce financial statements that did not exist prior to 3-2001.**
- **We have had zero deficiency audits during the past five years.**

Goal 3:

Participate in the City of Littleton job responsibility and wage study in order to increase staff self-worth, motivation, level of job satisfaction, and staff retention in a tough job market.

Objective 1:

The Littleton Housing Authority shall promote a motivating work environment with a capable and efficient team of employees to operate as a customer-friendly and fiscally prudent leader in the affordable housing industry.

Status of Achievement:

- **We centralized all management and administrative responsibilities in one location and have achieved a high level of efficiency in all areas of management.**
- **Since March 2001, employees have been encouraged to enroll in training and are cross-trained in various areas within their departments. Employees are interchangeable between positions and are allowed to request a change of assignment in order to gain experience and find new challenges in their day-to-day activities. Employees are provided with the appropriate equipment and supplies to help them succeed and be more efficient.**

Goal 4:

The Littleton Housing Authority shall achieve the highest score possible on customer satisfaction by 9/30/2005.

Objective 1.

LHA will respond to comments from residents on the customer satisfaction survey in order to achieve the highest level possible of customer satisfaction.

Status of Achievement:

We are currently producing newsletters to all residents regularly to enhance communication. Resident roundtables have begun in some developments. Our goal is to hold resident roundtables each month in all developments.

Objective 2:

LHA will provide a safe and secure environment in the LHA's public housing developments.

Status of Achievement:

- We have installed new parking lot lighting at Bradley House.
- We have also installed exterior lighting that cannot be turned off on the public housing units for increased security on the properties. The lights are controlled by a photocell.
- A generator has been installed at Bradley House so that the elderly in this property are never without the elevators, heat and basic safety due to conditions beyond our control.
- A trespass policy has been adopted giving LHA the authority to call the police to have unauthorized persons removed from the property who are threatening persons or who are known law breakers (drugs) from LHA properties.
- Pre-employment screening is completed on potential employees.
- Additional snow removal equipment has been added to enable employees to respond to emergency situations during a snow emergency.
- Salary and Wage studies of various organizations, including the City of Littleton, have been reviewed to determine realistic compensation ranges for all categories of employees.
- We maintain gender equity in compensation between maintenance employees, a typically male dominated field, and office workers, a typically female dominated field.
- We have implemented internal controls in the Financial Department.

Goal 5:

LHA will expand the scholarship fund, Sneaker fund, and perfect attendance award.

Objective 1:

We will maintain and increase funding through fund raising, payroll deduction from LHA and City of Littleton employees, individual donations and other creative means.

Status of Achievement:

We have had funds contributed every year. We have awarded over \$25,000 in scholarships since the inception of the programs. We have also been able to grant families

funds to fix their cars, put kids in camp, buy school clothes and supplies, etc. In addition the City of Littleton has contributed \$3500 the past two years to continue scholarship funding.

Goal 6:

LHA will upgrade our Public Housing and Section 8 New Construction homes by a combination of the following;

Objective 1:

- **Floor covering will be replaced in the family public housing and Section 8 new construction developments.**
- **Garage doors will be replaced on the LRPH family houses.**
- **We will enhance the lighting on public housing and Section 8 new Construction Developments.**
- **We will replace window coverings on all LRPH and Section 8 New Construction units.**
- **We will install new siding on all LRPH and Section 8 New Construction units.**
- **We will enhance the landscaping on all LRPH Section 8 New Construction units.**
- **We will replace original bathtubs in LRPH family housing.**

Status of Achievement:

- **Floor Covering in all units have been replaced.**
- **Garage doors have been replaced.**
- **Lighting has been upgraded or replaced at all sites.**
- **Window coverings have been replaced in over 80% of our units. We are installing miniblinds on the smaller windows and verticals on the large windows.**
- **New Siding has been installed on all family housing.**
- **Some landscaping has been done. Because of the drought, all sites will be**

landscaped to decrease the amount of water needed to maintain the sites.

- Bathtubs are being replaced when they fail or when the unit is turned.

Objective 2:

LHA will assist our community by increasing the availability of affordable, suitable housing for families in the low-income range, cited as a need in our Consolidated Plan.

Status of Achievement:

LHA purchased 60 units of elderly housing that were going to be sold by the owner. LHA was able to renovate the housing and, thereby, preserve the units as affordable.

Objective 3:

LHA shall build or rehabilitate 17 new or rehabilitated home-ownership homes offered to families in Public Housing and Section 8 New Construction. Therefore making the subsidized homes available to waiting list families.

Status of Achievement:

A total of 19 homes have been constructed and sold to low income families. One house was purchased, rehabilitated and sold to a low income family. LHA built and sold ten single family homes to firsttime homeowners in 2001-2003. We currently have purchased two homes in the community and will begin renovations in 2005. Both homes will be sold to firsttime homeowners with priority given to essential workers in the community. Homes vacated by families who purchased firsttime Homeownership houses were re-rented to families on our waiting list.

Objective 2:

LHA shall lease the 17 homes with option to purchase by 9/30/2005.

Status of Achievement:

All of the homes have been sold. None are leased.

Objective 3:

LHA will continue to search for and purchase small multi-family buildings to be leased at lower than market rates to low and moderate income families as homeownership incubator units.

Status of Achievement:

LHA's smaller properties have been sold. Two families of 15 were eligible for the home ownership program and purchased homes.

B. Criteria for Substantial Deviations and Significant Amendments

(1) Amendment and Deviation Definitions

- 24 CFR Part 903.7(r)

PHAs are required to define and adopt their own standards of substantial deviation from the 5-year Plan and 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 Plan to full public hearing and HUD review before implementation.

Substantial Deviation from the 5-Year Plan include:

- Changes to rent or admissions policies or organization of the waiting lists
- Additions of non-emergency work items (items not included in the current Annual Statement or 5-Year Action)
- Change of replacement reserve funds under the Capital Fund
- Any change with regard to demolition or disposition
- Any change with regard to designation
- Any change with regard to homeownership programs funded with Section 8 or Public Housing funds
- Any change with regard to conversion activities

Significant Amendment or Modification to the Annual Plan: When the activity itemized in (a) above will take place in a particular year or years, that activity will be detailed and submitted for approval in that year's Annual Plan.

C. Other Information

[24 CFR Part 903.13, 903.15]

(1) Resident Advisory Board Recommendations

- a. Yes No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?

If yes, provide the comments below:

b. In what manner did the PHA address those comments? (select all that apply)

- Considered comments, but determined that no changes to the PHA Plan were necessary.

- The PHA changed portions of the PHA Plan in response to comments

List changes below:

Other: (list below)

(2) Resident Membership on PHA Governing Board

The governing board of each PHA is required to have at least one member who is directly assisted by the PHA, unless the PHA meets certain exemption criteria. Regulations governing the resident board member are found at 24 CFR Part 964, Subpart E.

a. Does the PHA governing board include at least one member who is directly assisted by the PHA this year?

Yes No:

If yes, complete the following:

Name of Resident Member of the PHA Governing Board: *Tamara Boswell*

Method of Selection:

Appointment by the Littleton City Council
The term of appointment is (include the date term expires): **March 2010**

Election by Residents (if checked, complete next section--Description of Resident Election Process)

Description of Resident Election Process

Nomination of candidates for place on the ballot: (select all that apply)

- Candidates were nominated by resident and assisted family organizations
 Candidates could be nominated by any adult recipient of PHA assistance
 Self-nomination: Candidates registered with the PHA and requested a place on ballot
 Other

Eligible candidates: (select one)

- Any recipient of PHA assistance
 Any head of household receiving PHA assistance
 Any adult recipient of PHA assistance
 Any adult member of a resident or assisted family organization
 Other (list)

Eligible voters: (select all that apply)

- All adult recipients of PHA assistance (public housing and section 8 tenant-based assistance)
 Representatives of all PHA resident and assisted family organizations
 Other (list)

b. If the PHA governing board does not have at least one member who is directly assisted by the PHA, why not?

- The PHA is located in a State that requires the members of a governing board to be salaried and serve on a full time basis
- The PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.
- Other (explain):

Name and title of appointing official(s) for governing board (indicate appointing official for the next available position): Littleton City Council

(3) PHA Statement of Consistency with the Consolidated Plan

[24 CFR Part 903.15]

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary).

Consolidated Plan jurisdiction: Arapahoe County

a. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply):

- The PHA has based its statement of needs of families on its waiting list on the needs expressed in the Consolidated Plan/s.
- The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
- The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
- Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)
- Other: (list below)

b. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

X Letter stating Annual Plan is consistent with the Arapahoe County Consolidated Plan.

Additional Information Regarding Consolidated Plan

Arapahoe County Consolidated Plan reports that rental housing for LMI persons is very limited and many more rental units are needed now and in the future. Homes affordable to LMI families who would like to purchase a home are also very limited and highly valued. The county has determined attainment of affordable housing is limited by economic,

demographic and attitudinal barriers.

Developers are building high-end homes because the mark-up is greater and the demand continues. Limited availability of land for development within certain communities like Littleton: Most of Littleton is built out. Remaining land has been rezoned commercial. Opportunities for construction or reconstruction of housing exist mostly in older neighborhoods.

The average cost of single family homes in Arapahoe County is \$310,700. An affordable mortgage is approximately \$120,000. No homes priced below \$100,000 were constructed in Arapahoe County in 2002.

Most communities in Arapahoe County want “balanced” housing. This means these communities have determined they have enough affordable housing and desire and support no more. These same communities are practicing gentrification of housing. This means these communities are encouraging the construction of high end housing thereby attracting persons with higher incomes and crowding out persons with lower incomes.

The county has identified the following strategies:

- (1) Reduce local government barriers to affordable housing
- (2) Increase funding for affordable housing
- (3) Integrate affordable housing
- (4) Revise regulations as necessary to allow accessory units
- (5) Work with non-profit organizations and developers to increase affordable housing supply

The LHA service area is the city of Littleton. The average cost of a home in Arapahoe County is \$310,000. In Littleton, the average cost of a home is approximately \$263,000. In order for homes to be affordable to LMI homebuyers, mortgages should be no more than \$120,000. LHA has built and sold houses with mortgages of \$125,000. These houses are deeply subsidized.

Littleton Housing Authority can do little to impact the housing situation in Littleton by using the resources of Section 8 or Public Housing. At this time it appears painfully clear that neither Section 8 nor Public Housing will add more units because the funding is not available.

The Board of Commissioners’ continue to be committed to creating and retaining affordable housing in Littleton using other LHA resources. Several identified strategies are listed are below:

1. Purchase, rehab and manage apartment complexes that are for sale. Because the units would be owned by a non-profit, the units would be kept affordable.

2. Purchase, rehab and sell homes in older neighborhoods to LMI families. Eligible Home buyers would have incomes at or below 80% of median income. A first mortgage of \$125,000 would be the goal for first-time homebuyers with other subsidies or down payment assistance coming from LHA and Arapahoe County.
3. LHA could purchase and demolish substandard housing. The lots could be sold for development or homes could be built by LHA and sold to eligible home buyers.

Other strategies will be identified and implemented. It remains to be seen how successful LHA will be in the future given the recent funding cuts.

(4) (Reserved): Use this section to provide any additional information requested by HUD.

10. Project-Based Voucher Program

- a. Yes No: Does the PHA plan to “project-base” any tenant-based Section 8 vouchers in the coming year? If yes, answer the following questions.
- b. Yes No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option?
 If yes, check which circumstances apply:
 - Low utilization rate for vouchers due to lack of suitable rental units
 - Access to neighborhoods outside of high poverty areas
 - Other (describe below):
- c. Indicate the number of units and general location of units (e.g. eligible census tracts or smaller areas within eligible census tracts):

11. List of Supporting Documents Available for Review for Streamlined Five-Year/ Annual PHA Plans

PHAs are to indicate which documents are available for public review by placing a mark in the “Applicable & On Display” column in the appropriate rows. All listed documents must be on display if applicable to the program activities conducted by the PHA.

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans.</i>	Standard 5 Year and Annual Plans; streamlined 5 Year Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan.	5 Year Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	Housing Needs Statement of the Consolidated Plan for the jurisdiction(s) in which the PHA is located and any additional backup data to support statement of housing needs for families on the PHA's public housing and Section 8 tenant-based waiting lists.	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP] and the Site-Based Waiting List Procedure.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input checked="" type="checkbox"/> Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the method for setting public housing flat rents. <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development. <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies (if included in plan, not necessary as a supporting document) and written analysis of Section 8 payment standard policies. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation).	Annual Plan: Operations and Maintenance
X	Results of latest Public Housing Assessment System (PHAS) Assessment (or other applicable assessment).	Annual Plan: Management and Operations
X	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
N/A	Any policies governing any Section 8 special housing types <input type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
N/A	Consortium agreement(s).	Annual Plan: Agency Identification and Operations/ Management
X	Public housing grievance procedures <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
N/A	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
N/A	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans, or any other approved proposal for development of public housing.	Annual Plan: Capital Needs
X	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing Section 504 of the Rehabilitation Act and the Americans with	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
	Disabilities Act. See PIH Notice 99-52 (HA).	
N/A	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
X	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937.	Annual Plan: Conversion of Public Housing
X	Documentation for required Initial Assessment and any additional information required by HUD for Voluntary Conversion.	Annual Plan: Voluntary Conversion of Public Housing
N/A	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
N/A	Policies governing any Section 8 Homeownership program (Section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Public Housing Community Service Policy/Programs <input checked="" type="checkbox"/> Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
X	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
N/A	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
N/A	Most recent self sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Pet Policy
X	The results of the most recent fiscal year audit of the PHA conducted under the Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Annual Plan: Annual Audit
N/A	Consortium agreement(s), if a consortium administers PHA programs.	Joint PHA Plan for Consortia
N/A	Consortia Joint PHA Plans ONLY: Certification that consortium agreement is in compliance with 24 CFR Part 943 pursuant to an opinion of counsel on file and available for inspection	Joint PHA Plan for Consortia
N/A	Other supporting documents (optional). List individually.	(Specify as needed)

12. Capital Fund Program and Capital Fund Program Replacement Housing Factor Annual Statement/Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Littleton Houssing Authority		Grant Type and Number Capital Fund Program Grant No: CO 06 PO 3650101 Replacement Housing Factor Grant No:			Federal FY of Grant: 04
<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: 06/30/05 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	20,000.00	14,500.00	4,707.11	4,707.11
2	1406 Operations	20,000.00	24,496.00		
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs		3,000.00		
8	1440 Site Acquisition				
9	1450 Site Improvement	20,000.00	18,950.00	18,950.00	18,950.00
10	1460 Dwelling Structures	128,433.00	145,226.26		
11	1465.1 Dwelling Equipment—Nonexpendable	65,000.00	27,260.74	16,260.74	
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	233,433.00			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				

12. Capital Fund Program and Capital Fund Program Replacement Housing Factor Annual Statement/Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report						
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary						
PHA Name: Littleton Houssing Authority		Grant Type and Number Capital Fund Program Grant No: CO 06 PO 3650101 Replacement Housing Factor Grant No:			Federal FY of Grant: 04	
<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: 06/30/05 <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost		
		Original	Revised	Obligated	Expended	
26	Amount of line 21 Related to Energy Conservation Measures					

12. Capital Fund Program and Capital Fund Program Replacement Housing Factor Annual Statement/Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Littleton Housing Authority		Grant Type and Number Capital Fund Program Grant No: CO 06 P036501-04 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
36-2 & 3	Sewerline Replacements	1450.00	4	20,000	18,950	18,950	18,950	
36-2 & 3	Landscaping/xeriscaping	1450.00	18	20,000				
36-2 & 3	Weatherization	1460.00	As need	20,000	129,000			
36-2 & 3	Storm Doors	1460.00	As need	6,000	0.0			
36-2 & 3	Closet Doors	1460.00	As need	8,000				
36-2 & 3	Hotwater Heaters	1460.00	As need	8,000				
HA-wide	Repl toilets & Showerheads, tubs	1460.00	As need	7,500				
36-1	Elevator Replacement	1460.00	1	60,500	0.0			
36-1	Building Re-Keying	1465.10	72	10,000	16,260.74	16260.74		
HA-wide	Install lighting & Set back thermostats	1465.10	As need	10,000	7,100			
36-2 & 3	Carbon Monoxide Detectors	1465.10	71	5,000	3,900	3,900		
36-1	Security Systems-Interior & Exter	1465.10	1	40,000	0.0			
36-1	Bradley House Intercom	1465.10	1	10,000	0.0			
HA-wide	Fees & Costs	1430.00		0.0	3,000			
HA-wide	Management Improvements	1408.00		5,000	0.0			
HA-wide	Computer Upgrades	1408.00		20,000	24,496			
HA-wide	Operations	1406.00						

13. Capital Fund Program Five-Year Action Plan

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part III: Implementation Schedule							
PHA Name: Littleton Housing Authority			Grant Type and Number Capital Fund Program No: Replacement Housing Factor No:				Federal FY of Grant: 2004
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
36-1,2 & 3	9/30/05			9/30/09			
HA-wide	9/30/05			9/30/09			

13. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name Littleton Housing Authority			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:		
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2005 PHA FY: 2006	Work Statement for Year 3 FFY Grant: 2006 PHA FY: 2007	Work Statement for Year 4 FFY Grant: 2007 PHA FY: 2008	Work Statement for Year 5 FFY Grant: 2008 PHA FY: 2009
	Annual Statement				
36-1 Bradley House					
36-2 & 3 Pub Hsg Families		205,000	205,000	205,000	205,000
HA-wide		45,000	45,000	45,000	45,000
CFP Funds Listed for 5-year planning		250,000	250,000	250,000	250,000
Replacement Housing Factor Funds					

13. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year : 2005 FFY Grant: 2005 PHA FY: 2006			Activities for Year: 2006 FFY Grant: 2006 PHA FY: 2007		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	PH 36-2 & 3	Sewer line Replacm't	15,000	PH 36-2 & 3	Sewer line Replacm't	20,000
Annual	PH 36-2 & 3	Landscapin/xeriscape	40,000	PH 36-2 & 3	Landscapin/xeriscape	50,000
Statement	PH 36-2 & 3	Sidewalks/step R&R	25,000	PH 36-2 & 3	Sidewalks/Step R&R	35,000
	PH 36-2 & 3	Storage Shed Doors	15,000	PH 36-2 & 3	Storage Shed Doors	15,000
	PH 36-2 & 3	Roofs	24,500	PH 36-2 & 3	Roofs	25,000
	PH 36-1,2 & 3	Foundation Repair	35,000	PH 1,2 & 3	Foundation Repair	35,000
	PH 36-2 & 3	Rpl Water main shut off	20,000	PH 36-2 & 3	Replace Water main shut off	20,000
	PH 36-2 & 3	Inspect for CO	5,000	PH 36-2 & 3	Inspect for CO	5,000
	HA-Wide	Management Improv	10,000	HA-Wide	Management Improv	10,000
	HA-Wide	Rpl toilets & showerheads & tubs	7,500	HA-Wide	Rpl toilets, showerheads & tubs	10,000
	HA-Wide	Rpl Lighting & Thermostats	5,000	HA-Wide	Rpl Lighting & Thermostats	5,000
	PH 36-2 & 3	Storm Doors	6,000			
	PH 36-2 & 3	Closet Doors	6,000			
	Bradley Housing 36-1	ReKey	8,000			
	PH 36-2 & 3	Hotwater Heaters	8,000			
	HA-wide	Weatherization	20,000			

13. Capital Fund Program Five-Year Action Plan

Total CFP Estimated Cost	\$250,000			\$250,000
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Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year : 2007 FFY Grant: 2007 PHA FY: 2008			Activities for Year: 2008 FFY Grant: 2008 PHA FY: 2009		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
PH 36-2 & 3	Sewer Line Replace	20,000	PH 36-2 & 3	SewerLine replacement	20,000
PH 36- 2 & 3	Landscaping/xeriscp	50,000	PH 36-2 & 3	Landscaping/Xeriscap	50,000
PH 36-2 & 3	Sidewalks/Step R&R	35,000	PH 36-2 & 3	Sidewalks/Step R&R	35,000
PH 36-2 & 3	Storage Shed Doors	15,000	PH 36-2 & 3	Storage Shed Doors	15,000
PH 36-2 & 3	Roofs	25,000	PH 36-2 & 3	Roofs	25,000
PH 36-2 & 3	Foundation Repair	35,000	PH 36-2 & 3	Foundation Repair	35,000
PH 36-2 & 3	Rpl Water main shut off	20,000	PH 36- 2 & 3	Rpl Water main shut of	20,000
PH 36-2 & 3	Inspect for CO	5,000	PH 36-2 & 3	Inspect for CO	5,000
PH 36-2 & 3	Management Improvmen	10,000	PH 36-2 & 3	Management Improvnm	10,000
HA-Wide	Replace toilets & showerheads	10,000	HA-Wide	Replace toilets & showerheads	10,000
HA-Wide	Replace Lighting & Thermostats	5,000	HA-Wide	Replace Lighting & Thermostats	5,000

