



YUMA COUNTY HOUSING GOVERNING
BOARD OF DIRECTORS
RESOLUTION NO. 10-09
APPROVE THE YUMA COUNTY HOUSING
DEPARTMENT'S PUBLIC HOUSING AGENCY
ANNUAL PLAN AND THE 5 YEAR PLAN

WHEREAS: Acting on behalf of the Housing Governing Board of Directors of the Yuma County Public Housing Agency (PHA) as its Chairman. I approve the submission of the Annual Plan for PHA fiscal year 2010 and the 5 Year Plan for 2010-2014, hereinafter referred to as the Plan of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:

PHA 5-Year and Annual Plan	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires 4/30/2011
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1.0	PHA Information PHA Name: <u>Yuma County Housing Department</u> PHA Code: <u>AZ013</u> PHA Type: <input type="checkbox"/> Small <input checked="" type="checkbox"/> High Performing <input type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): <u>07/2010</u>												
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: <u>159</u> Number of HCV units: <u>401</u>												
3.0	Submission Type <input checked="" type="checkbox"/> 5-Year and Annual Plan <input type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only												
4.0	PHA Consortia <input type="checkbox"/> PHA Consortia: (Check box if submitting a joint Plan and complete table below.)												
	Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program <table border="1"> <thead> <tr> <th>PH</th> <th>HCV</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> </tr> <tr> <td></td> <td></td> </tr> <tr> <td></td> <td></td> </tr> </tbody> </table>	PH	HCV						
PH	HCV												
	PHA 1:	N/A											
	PHA 2:												
	PHA 3:												
5.0	5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.												
5.1	Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years: <p>The mission of the Yuma County Housing Department is to assist low-income families with safe, decent and affordable housing opportunities as they strive to achieve self-sufficiency and improve the quality of their lives. This mission shall be accomplished by a fiscally responsible, creative organization committed to excellence in public service.</p>												

5.2 **Goals and Objectives.** Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.

Maintenance Division

Goal: Timely vacant unit turn-around

Objective: Have vacant units ready for re-occupancy within current HUD standards.

Measure: Vacant unit turn-around in less than 25 days.

Finance Division

Goal: Maintain resource or current ratio (unrestricted current assets divided by current liabilities) within current HUD standards.

Objective: Have available current resources equal to or greater than current obligations.

Measure: Resource or current ratio within 2.1 to 7.8

Housing Management Division

Goal: Successful operation of the Family Self-Sufficiency (FSS) program.

Objective: Assist subsidized families to move from rental housing to home ownership.

Measure: Two households per year leave the program to become homeowners.

Progress in meeting previous 5-year Plan Goals and Objectives:

Expand the supply of assisted housing:

The opportunity to apply for additional vouchers did not arise.

Vacancies were reduced and the average occupancy rate was 100%.

YCHD operated a HOME/CDBG funded Owner-Occupied Housing Rehabilitation program assisting 32 homeowners.

Improve the quality of assisted housing:

The average SEMAP score was 90%.

A Point-of-Service Customer Survey averaged 100% overall satisfaction.

Increase assisted housing choices:

Voucher mobility counseling was provided.

Quarterly Landlord meetings were held.

YCHD continued to administer the Section 8 Voucher Home Ownership program assisting 13 voucher holders to become homeowners.

Provide an improved living environment:

While no major renovations or modernization have been necessary recently, units are being continually improved with new kitchen cabinets, AC units, ceiling fans etc.

The most recent REAC inspection resulted in a score of 97%.

Promote self-sufficiency and asset development of assisted households:

Currently 41 FSS participants (70%) are employed, 5 (8%) receive unemployment assistance.

13 (22%) receive supportive services for elderly and disabled.

Ensure equal opportunity and affirmatively further fair housing:

Please see (ATTACHMENT "A")

Violence Against Women Act (VAWA)

Yuma County Housing Department

- Has implemented policies and procedures that will enable us to serve the needs of child and adult victims of domestic violence, dating violence, sexual assault or stalking.
- All assisted housing program participants are advised of their rights under VAWA at the application stage, in the move-in packets and at all recertifications.
- The Housing Department does not terminate tenancy of a tenant victim due to actual or threatened domestic violence, dating violence, sexual assault or stalking against the tenant or an immediate family member of the tenant. The Housing Department will request that the tenant complete a certification.
- The Housing Department may take other actions to ensure the safety of the tenant victim, other residents, and employees. These may include, but are not limited to, bifurcation of a family's lease to evict a household member who is the perpetrator of domestic violence; honoring court orders which may limit a tenant perpetrator's access to the unit or property; and, evicting the tenant victim if the Housing Department can demonstrate an actual and imminent threat to the immediate housing community or staff.
- All information provided to the Housing Department by a participating family regarding VAWA certification, including the tenant's status as a victim, is confidential. The exceptions to confidentiality are tenant authorization to release and/or use information; is required by law; or is needed for eviction proceedings.
- Has provided training to staff regarding VAWA and the Department's policies and procedures that pertain to VAWA.
- Current and potential landlords are kept abreast of VAWA issues via the landlord outreach.
- May refer victims affected by VAWA to appropriate agencies including domestic violence shelters and victim services programs. Families in crisis are referred to the police and/or to Amberly's Place.

Please see (ATTACHMENT "J")

6.0	<p>PHA Plan Update</p> <p>(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: Capital Fund Program.</p> <p>(b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions.</p> <p>Main administrative office of the PHA and main Administrative office of the County. Yuma County Housing Department 8450 W. Highway 95 Suite #88 Somerton, AZ 85350</p> <p>Yuma County Administration 198 S. Main Street Yuma, AZ 85364</p>
7.0	<p>Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. <i>Include statements related to these programs as applicable.</i></p> <p>(ATTACHMENT "B")</p>
8.0	<p>Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.</p>
8.1	<p>Capital Fund Program Annual Statement/Performance and Evaluation Report. As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i>, form HUD-50075.1, for each current and open CFP grant and CFFP financing.</p> <p>(ATTACHMENT "C")</p>
8.2	<p>Capital Fund Program Five-Year Action Plan. As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i>, form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan.</p> <p>(ATTACHMENT "D")</p>
8.3	<p>Capital Fund Financing Program (CFFP). <input type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements.</p> <p>(ATTACHMENT "E")</p>
9.0	<p>Housing Needs. Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.</p> <p>(ATTACHMENT "F")</p>
9.1	<p>Strategy for Addressing Housing Needs. Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.</p> <p>(ATTACHMENT "F")</p>

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

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

RE: Maintenance Division. Unit turnaround currently exceeds objective.

RE: Finance Division. Current ratio meets objective

RE: Housing Management Division. FSS families moving to home ownership currently meets objective.

10.0

(ATTACHMENT "G")

- (b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification"

YCHD definitions:

A significant amendment is the addition of an action, activity or process not found in the existing plan, or the addition of clarifying detail to an existing action, activity or process found to have insufficient detail.

A substantial deviation/modification is the reversal or elimination of, or major change to an action, activity, or process found in the existing plan.

- 11.0 Required Submission for HUD Field Office Review.** In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. Note: Faxed copies of these documents will not be accepted by the Field Office.

(ATTACHMENT "H")

- (a) Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations* (which includes all certifications relating to Civil Rights)
(b) Form HUD-50070, *Certification for a Drug-Free Workplace* (PHAs receiving CFP grants only)
(c) Form HUD-50071, *Certification of Payments to Influence Federal Transactions* (PHAs receiving CFP grants only)
(d) Form SF-LLL, *Disclosure of Lobbying Activities* (PHAs receiving CFP grants only)
(e) Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet* (PHAs receiving CFP grants only)

(ATTACHMENT "I")

- (f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.

- (g) Challenged Elements

(ATTACHMENT "C")

- (h) Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report* (PHAs receiving CFP grants only)

(ATTACHMENT "D")

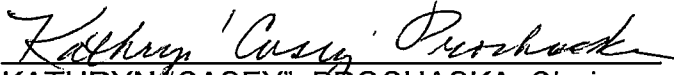
- (i) Form HUD-50075.2, *Capital Fund Program Five-Year Action Plan* (PHAs receiving CFP grants only)

(ATTACHMENT "J")

Violence Against Women Act (VAWA)

NOW, THEREFORE, BE IT RESOLVED, after review of the amended Public Housing Agency Annual Plan, the Yuma County Housing Governing Board of Directors hereby adopts and approves the plan.

Adopted this 17th day of February, 2010.


KATHRYN "CASEY" PROCHASKA, Chairman
Housing Governing Board of Directors

ATTEST:


ROBERT L. PICKELS Jr.
County Administrator/Clerk of the Board

APPROVED AS TO FORM:


JON R. SMITH, County Attorney

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ATTACHMENT “A”

AFFIRMATIVE ACTIONS TO FURTHER FAIR HOUSING

AFFIRMATIVE ACTIONS TO FURTHER FAIR HOUSING

It is the policy of the Yuma county Housing Department to continue affirmative measures to ensure a suitable living environment for families living in assisted housing, regardless of their race, color, religion, national origin, sex, familial status, and/or disability. To alleviate or eliminate the impediments to Fair Housing choice, Yuma County Housing Department will continue outreach and education efforts to Promote affordable housing and sponsor events that informs and support affordable housing.

To promote Fair Housing rights and fair Housing choice, Yuma County Housing Department will continue to increase outreach and education to applicants, residents, landlords, and the public at large. Such information will continue to be made Available, including all applicable Fair Housing Information and Discrimination Complaint Forms. In addition, the Housing Department will also assist in completing the forms and provide the address of the nearest HUD office of Fair Housing. We will continue to provide information about housing opportunities to applicants, residents, and the public at large for Fair Housing rights and Fair Housing by conducting or participating in Fair Housing events, handing out booklets, and other Fair Housing related activities.

ATTACHMENT “B”

S8 HOME OWNERSHIP PROGRAM



**Yuma County Housing Department
8450 W. Highway 95, Suite 88
Somerton, AZ 85350
(928) 627-8828**

EFFECTIVE JULY 2010

Section 8 Home Ownership Program

I. GENERAL PROVISIONS.

The Section 8 Home Ownership Program of the Yuma County Housing Department (“YCHD”) permits eligible participants in the Section 8 housing choice vouchers program, the option of purchasing a home with their Section 8 assistance rather than renting. **The home ownership option is limited to five (5) participants within the first year of the program inception, not to exceed five percent (5%) of the total Section 8 voucher program administered by YCHD in years thereafter, provided that disabled families shall not be subject to the 5% limit. Participants actively involved in the Family Self Sufficiency (“FSS”) program will be given a preference.**

Eligible applicants for the Section 8 home ownership program must have completed an initial Section 8 lease term, may not owe YCHD or any other Housing Authority an outstanding debt, and must meet the eligibility criteria set forth herein.

Section 8 home ownership assistance may be used to purchase the following type of homes within the County of Yuma: new or existing single-family, condominium, planned use developments, cooperatives, or manufactured homes.

YCHD may permit portability of Section 8 home ownership assistance to another jurisdiction, provided the receiving jurisdiction operates a Section 8 home ownership program for which the Section 8 home ownership applicant qualifies or authorizes YCHD to administer the home ownership assistance in their jurisdiction.

II. FAMILY ELIGIBILITY REQUIREMENTS.

Participation in the Section 8 home ownership program is voluntary. Each Section 8 home ownership participant must meet the general requirements for admission to the Section 8 housing choice voucher program as set forth in YCHD’s Administration Plan. Such Section 8 family also must be “eligible” to participate in the home ownership program. The additional eligibility requirements for participation in YCHD’s Section 8 home ownership program include that the family must:

1. Participate in the Family Self-Sufficiency Program. Elderly and disable participants are exempt from this requirement.
2. Be a first-time homeowner or have a family member who is a person with disabilities.

3. Meet a minimum income requirement without counting income from “welfare assistance” source. Income requirements do not apply to elderly and disabled household members.
4. Meet the requisite employment criteria, with the exception of elderly and disabled families.
5. Must have completed an initial lease term in the Section 8 voucher program.
6. Must have fully repaid any outstanding debt owed to YCHD or any other Housing Authority.
7. Must have not defaulted on a mortgage securing debt to purchase a home under the home ownership option
8. Present family must not have any member who has a present ownership interest in a residence at the commencement of home ownership assistance.

A. First-Time Homeowner.

Each Section 8 family, except families with a disabled member, must be a first-time homeowner. A “first-time homeowner” means that no member of the household has had an ownership interest in any residence during the three years preceding commencement of home ownership assistance. However, a single parent or displaced homemaker who, while married, owned a home with a spouse (or resided in a home owned by a spouse) is considered a “first-time homeowner” for purposes of the Section 8 homeownership option; and the right to purchase title to a residence under a lease-purchase agreement is not considered an “ownership interest.”

B. Minimum Income Requirements.

1. Amount of Income

At the time the family begins receiving homeownership assistance, the head of household, spouse, and/or adult household members who will own the home, must have a gross annual income at least equal to the Federal minimum hourly wage multiplied by 2080 hours.

2. Exclusion of Welfare Assistance Income.

With the exception of elderly and disabled families, YCHD will disregard any “welfare assistance” income in determining whether the family meets the minimum income requirement. Welfare assistance includes assistance from Temporary Assistance for Needy Families (“TANF”); Supplemental Security Income (“SSI”) that is subject to an income eligibility test; food stamps; general assistance; or other welfare assistance specified by HUD. The disregard of welfare assistance under this section affects the determination of minimum monthly income in determining initial qualification for the home ownership program. It does not affect the determination of income-eligibility for admission to the Section 8 housing choice voucher program, calculation of the family’s total tenant payment, or calculation of the amount of home ownership assistance payments.

3. Impact of Non-Parental Child-Only Grants on FSS Households.

TANF grants made to or on behalf of a dependent child solely on the basis of the child's need and not on the need of the child's current non-parental caretaker do not qualify as welfare assistance under FSS regulations because such grants are not designed to meet the "family's ongoing basic needs."

C. Employment History.

With the exception of disabled and elderly households, each family must demonstrate that one or more adult members of the family who will own the home at commencement of home ownership assistance is employed full-time (an average of 30 hours per week) and has been so continuously employed for one year prior to execution of the sale agreement. In order to reasonably accommodate a family's participation in the program, YCHD will exempt families that include a person with disabilities from this requirement. **YCHD's Director may also consider whether and to what extent an employment interruption is considered. The Director may also consider successive employment during the one-year period and self-employment in a business.**

D. Completion of Initial Lease Term.

Applicants for and new participants in the Section 8 housing choice voucher program shall be ineligible for participation in the section 8 home ownership program until completion of an initial Section 8 lease term and the participant's first annual recertification in the Section 8 housing choice voucher program. Nothing in this provision will preclude Section 8 participants that have completed an initial lease term in another jurisdiction from participating in the Section 8 home ownership program.

E. Repayment of Any Housing Authority Debts.

Participants in the Section 8 housing choice voucher program shall be ineligible for participation in the Section 8 home ownership program in the event any debt or portion of the debt remains owed to YCHD or any other Housing Authority. Nothing in this provision will preclude Section 8 participants that have fully repaid such debt(s) from participating in the Section 8 home ownership program. All participants must be in good standing, must comply with all lease, rules and regulations, and must not owe any money to YCHD or any other housing authority.

F. Additional Eligibility Factors.

1. Elderly and Disabled Households.

Elderly and disabled families are exempt from the employments set forth in Section 2. C. above. In the case of an elderly or disabled family, YCHD will consider income from all sources, including welfare assistance in evaluating whether the household meets the minimum income required to purchase a home through the Section 8 home ownership program.

2. Preference for Participation in FSS Program.

Applicants for the home ownership program are required to participate in YCHD's Family Self Sufficiency ("FSS") program in order to participate in the home ownership program.

3. Prior Mortgage Defaults.

If a head of household, spouse or other adult household member who will execute the contract of sale, mortgage and loan documents has previously defaulted on a mortgage obtained through the Section 8 home ownership program, the family will be ineligible to participate in the home ownership program.

III. FAMILY PARTICIPATION REQUIREMENTS.

Once a family is determined to be eligible to participate in the program, it must comply with the following additional requirements: (A) complete a home ownership counseling program approved by YCHD prior to commencement of home ownership assistance; (B) within a specified time, locate the home it proposes to purchase; (C) submit a sales agreement containing specific components to YCHD for approval; (D) allow YCHD to inspect the proposed home ownership dwelling to assure that the dwelling meets appropriate housing quality standards; (E) obtain an independent inspection covering major building systems; (F) obtain YCHD approval of the proposed mortgage underwriting requirements; and (G) enter into obligations under the Section 8 program.

A. Home Ownership Counseling Program.

A family's participation in the home ownership program is conditioned upon the family attending and successfully completing a home ownership and housing counseling program provided or approved by YCHD prior to commencement of home ownership assistance. The home ownership and counseling program will cover home maintenance; budgeting and money management; credit counseling; negotiating purchase price; security mortgage financing; finding a home; and the advantages of purchasing and locating homes in areas that do not have a high concentration of low-income families.

The counseling agency providing the counseling program shall either be approved by HUD or the program shall be consistent with the home ownership counseling provided under HUD's Housing Counseling program. YCHD may require families to participate in an YCHD- approved home ownership counseling program on a continuing basis.

B. Locating and Purchasing a Home.

1. Locating A Home

Upon approval for the Section 8 home ownership program, a family shall have one hundred eighty (180) days to locate a home to purchase. A home shall be considered located if the family submits a proposed sales agreement with the requisite components to YCHD. For good cause, YCHD may extend a Section 8 family's time to locate the home for additional thirty (30) days increments. During a Section 8 participant's search for a home to purchase, their Section 8 rental assistance shall continue pursuant to the Administrative Plan. If a Section 8 participant family is unable to locate a home within the time approved by YCHD, their Section 8 rental assistance through the Section 8 housing choice voucher program shall continue.

2. Type of Home.

A family approved for Section 8 home ownership assistance may purchase the following type of homes within Yuma County: a new or existing home, a single-family home, a condominium, a home in a planned use development, a cooperative, a loft or live/work unit, or a manufactured home to be situated on a privately owned lot. The home must be already existing or under construction at the time YCHD determines the family eligible for home ownership assistance [to purchase the unit (§982.628 (a) (2)]. The family also may purchase a home in a jurisdiction other than the Yuma County; provided the Housing Authority in the receiving jurisdiction operates a Section 8 home ownership program for which the Section 8 home ownership applicant qualifies or authorizes YCHD to administer the home ownership assistance in their jurisdiction. In the former case, a family's participation in the Section 8 home ownership program will be subject to the Section 8 home ownership program and policies of the receiving jurisdiction.

3. Purchasing a Home.

Once a home is located and a sales agreement approved by YCHD is signed by the family, the family shall have up to three (3) months, or such other time as is approved by YCHD's Director and set forth in the YCHD-approved sales agreement, to purchase the home.

4. Failure to Complete Purchase

If a Section 8 participant is unable to purchase the home within the maximum time permitted by YCHD, YCHD shall continue the family's participation in the Section 8 housing choice voucher program. The family may not re-apply for the Section 8 home ownership program until they have completed an additional year of participation in the Section 8 housing choice voucher program following the initial determination of their eligibility for the home ownership option.

C. Sales Agreement.

Prior to execution of the offer to purchase or sales agreement, the financing terms must be provided by the family to YCHD for approval. The sales agreement must provide for inspection by YCHD and the independent inspection referred to in Section 3 (E) and must state that the purchaser is not obligated to purchase unless such inspections are satisfactory to YCHD. The contract also must provide that the purchaser is not obligated to pay for any necessary repairs without approval by YCHD. The sales agreement must provide that the purchaser is not obligated to purchase if the mortgage financing terms are not approved by YCHD pursuant to Section 3(F). The sales agreement must also contain a seller certification that the seller is not debarred, suspended, or subject to a limited denial of participation under 24 CFR part 24.

D. Independent Initial Inspection Conducted.

To assure the home complies with the housing quality standards of the Section 8 program, home ownership assistance payments may not commence until YCHD first inspects the home. An independent inspection of existing homes covering major building systems also must be completed by a professional selected by the family and approved by YCHD. YCHD will not pay for the independent inspection. The independent inspection report must be provided to YCHD. YCHD may disapprove the unit due to information contained in the report or for failure to meet federal housing quality standards.

E. Financing Requirements.

The proposed financing terms must be submitted to and approved by YCHD prior to close of escrow. YCHD shall determine the affordability of the family's proposed financing. In making such determination, YCHD may take into account other family expenses, including but not limited to child care, unreimbursed medical expenses, education and training expenses and the like. Certain types of financing, including but not limited to, balloon payment mortgages, unless convertible to a variable rate mortgage, are prohibited and will not be approved by YCHD. If a mortgage is not FHA-insured, YCHD will require the lender to comply with generally accepted mortgage underwriting standards consistent with those of HUD/FHA, Ginnie Mae, Fannie Mae, Freddie Mac, USDA Rural Housing Services, the Federal Home Loan Bank, or other lending institution.

F. Compliance with Family Obligations.

A family must agree, in writing, to comply with all family obligations under the Section 8 program and YCHD’s home ownership policies. These obligations include (1) attending ongoing home ownership counseling, if required by YCHD; (2) complying with the mortgage terms; (3) not selling or transferring the home to anyone other than a member of the assisted family who resides in the home while receiving home ownership assistance; (4) not refinancing or adding debt secured by the home without prior approval by YCHD; (5) not obtaining a present ownership interest in another residence while receiving home ownership assistance; and (6) supplying all required information to YCHD, including but not limited to annual verification of household income, notice of change in home ownership expenses, notice of move-out, and notice of mortgage default. YCHD’s Home Ownership Family Obligation policies are set forth in Appendix A hereto.

G. Compliance Lien

Compliance Lien is no longer required by HUD.

IV. AMOUNT OF ASSISTANCE.

The amount of the monthly assistance payment will be based on three factors: the voucher payment standard for which the family is eligible; the monthly home ownership expense; and the family’s household income. YCHD will pay the lower of either the payment standard minus the total family contribution (“TFC”) or the family’s monthly home ownership expenses minus the TFC. The Section 8 family will pay the difference.

A. Determining the Payment Standard.

The voucher payment standard is the fixed amount the YCHD annually establishes as the “fair market” rent for a unit of a particular size located within the YCHD jurisdiction. In the home ownership program, the initial payment standard will be the lower of either (1) the payment standard for within the family is eligible based on family size; or (2) the payment standard which is applicable to the size of the home the family decides to purchase. The payment standard for subsequent years will be based on the higher of: (1) the payment standard in effect at commencement of the home ownership assistance; or (2) the payment standard in effect at the most recent regular reexamination of the family’s income and size. The initial payment standard, for purposes of this comparison, shall not be adjusted even if there is a subsequent decrease in family size. YCHD will request HUD approval of a higher payment standard, up to 120% of the published Fair Market Rent limit, where warranted as a reasonable accommodation for a family that includes a person with disabilities.

B. Determining the Monthly Home Ownership Expense.

Monthly home ownership expense includes all of the following: principal and interest on the initial mortgage and any mortgage insurance premium (MIP) incurred to finance the purchase and any refinancing of such debt; real estate

taxes and public assessments; homeowner's insurance; maintenance expenses per YCHD allowance; costs of major repairs and replacements per YCHD allowance (replacement reserves); utility allowance per YCHD's schedule of utility allowance; principal and interest on mortgage debt incurred to finance major repairs, replacements or improvements for the home including changes needed to make the home accessible; and homeowner association dues, fees or regular charges assessed, if any.

C. Determining the Total Family Contribution

The TFC is the portion of the home ownership expense that the family must pay. It is generally 30% percent of the family's adjusted income, plus any gap between the payment standard and the actual housing cost. All family income (including public assistance), will be counted to determine the family's adjusted monthly income for purposes of determining the amount of assistance.

D. Payment to Family or Lender.

YCHD will provide the lender with notice of the amount of the housing assistance payment prior to close of escrow. YCHD will pay the Housing Assistance Payment (HAP) as required by lender. The family will be responsible to submit their portion of the homeowner expense as required by the lender.

V. TERMINATION OF SECTION 8 HOME OWNERSHIP ASSISTANCE.

A. Grounds for Termination of Home Ownership Assistance

1. Failure to Comply with Family Obligation under Section 8 Program or YCHD Ownership Policies.

A family's home ownership assistance may be terminated if the family fails to comply with its obligations under the Section 8 program, YCHD home ownership policies, or if the family defaults on the mortgage. If required, the family must attend and complete ongoing home ownership and housing counseling classes. The family must comply with the terms of any mortgage incurred to purchase and/or refinance the home. The family must provide YCHD with written notice of any sale or transfer of any interest in the home; any plan to move out of the home prior to the move; the family's household income and home ownership expenses on an annual basis; any notice of mortgage default received by the family; and any other notices which may be required pursuant to YCHD home ownership policies. Except as otherwise provided in this Section, the family may not convey or transfer the home to any entity or person other than a member of the assisted family while receiving home ownership assistance.

Upon death of a family member who holds, in whole or part, title to the home, the home ownership assistance may continue pending settlement of the decedent's estate, notwithstanding transfer of title by operation of law to

the decedent's executor or legal representative, so long as the home is solely occupied by the remaining family member in accordance with administrative plan.

2. Occupancy of Home.

Home ownership assistance will only be provided while the family resides in the home. If the family moves out of the home, YCHD will not continue home ownership assistance commencing with the month after the family moves out. Neither the family nor the lender is obligated to reimburse YCHD for home ownership assistance paid for the month the family moves out.

3. Changes in Income Eligibility.

A Family's home ownership assistance may be changed in the month following annual recertification of the household income, but participation in the Section 8 Home Ownership program shall continue until such time as the assistance payment amounts to \$0 for a period of six (6) consecutive months.

4. Maximum Terms of Home Ownership Assistance.

A family may receive Section 8 home ownership assistance for no longer than ten (10) years from the date of close of escrow unless the initial mortgage incurred to finance purchases of the home has a term that is 20 years or longer, in which case the maximum term is 15 years. Families that qualify as elderly or disabled at the commencement of home ownership assistance are not subject to a maximum term limitation. Families that qualify as elderly or disabled at the commencement of home ownership assistance or at any time during the provision of home ownership assistance are not subject to a maximum term limitation. If an elderly or disabled family ceases to qualify as disabled or elderly, the appropriate maximum term became applicable from the date home ownership assistance commenced; provided, however, that such family shall be eligible for at least six additional months of home ownership assistance after the maximum term becomes applicable. The time limit applies to any member of the household who has an ownership interest in the unit during any time that home ownership payments are made, or is a spouse of any member of the household who has an ownership interest or is an adult household member who has ownership interest.

B. Procedure for Termination of Home Ownership Assistance.

A participant in the Section 8 Home Ownership program shall be entitled to the same termination notice and informal hearing procedures as set forth in the Administrative Plan of the YCHD for the Section 8 housing choice voucher program.

C. Recapture of Home Ownership Assistance

In certain circumstances the home ownership assistance provided to the family is subject to total or partial recapture upon the sale or refinancing of the home. Sales proceeds that are used by the family to purchase a new home with Section 8 home ownership assistance are not subject to recapture. Further, a family may refinance to take advantage of better terms without any recapture penalty, provided that no proceeds are realized (“cash-out”). Only “cash-out” proceeds from refinancing and sales proceeds not used to purchase a new home with Section 8 assistance less those amounts provided for in §982.640 are subject to recapture. Further, the amount of home ownership assistance subject to recapture shall automatically be reduced in annual increments of 10% beginning one year from the purchase date. At the end of 10 years the amount of home ownership assistance subject to recapture will be zero.

VI. CONTINUED PARTICIPATION IN SECTION 8 HOUSING CHOICE VOUCHER PROGRAM.

A. Default on FHA-Insured Mortgage.

If the family defaults on an FHA-insured mortgage, YCHD may permit the family to move with continued Section 8 housing choice rental assistance if the family demonstrates that it has (a) conveyed title to the home to HUD or its designee, as required by HUD; and (b) moved from the home within the period established or approved by HUD.

B. Default on non-FHA-Insured Mortgage

If the family defaults on a mortgage that is not FHA-insured, YCHD may permit the family to move with continued Section 8 housing voucher rental assistance if the family demonstrates that it has (a) conveyed title to the home to the lender, to YCHD or to its designee, as may be permitted or required by the lender; and (b) moved from the home within the period established or approved by the lender and/or YCHD.

VII. YCHD ADMINISTRATIVE FEE.

For each month that home ownership assistance is paid by YCHD on behalf of the family, YCHD shall be paid by HUD the ongoing administrative fee described in 24.C.F.R. §982.152(b).

VIII. WAIVER OR MODIFICATION OF HOME OWNERSHIP POLICIES.

The Executive Director of YCHD shall have the discretion to waive or modify any provision of the Section 8 home ownership program or policies not governed by statute or regulation for good cause or to comply with changes in HUD regulations or directives.

APPENDIX A

SECTION 8 HOME OWNERSHIP OBLIGATIONS

This form is to be signed by the home buyer(s) in the presence of the Yuma County Housing Department (YCHD) Home Ownership Program Coordinator. The Coordinator will explain any and all clauses which you. The home buyer(s) may not understand.

The following paragraphs describe your responsibilities under the Section 8 Home Ownership Program. If you or members of your household do not meet these responsibilities, through your actions or your failure to act, you may be terminated from the Section 8 Home Ownership Program.

1. **Family Obligations:** You must comply with all Family Obligations of the Section 8 Housing Choice Voucher Program, excepting only the prohibition against owning or having an interest in the unit. Family Obligation §§982.551(c), (d), (e), (f), (g), and (j) do not apply to the Section 8 Homeownership Program.
2. **Housing Counseling:** All participating family members (i.e. those signing the purchase offer and loan documents) must satisfactorily complete a YCHD provided or approved counseling program prior to commencement of home ownership assistance. YCHD may require any or all participating family members to attend additional housing counseling classes as a condition of continued assistance.
3. **Purchase Contract:** You must include contract conditions in any Offer to Purchase that give YCHD a reasonable time (a) to inspect the home for compliance with HUD's Housing Quality Standards; (b) to review and approve a professional home inspection report obtained by you from a YCHD approved inspector; and (c) approve the terms of your proposed financing. Advise your Realtor of these requirements.
4. **Mortgage Obligations:** You must comply with the terms of any mortgage incurred in the purchase of the property and must notify YCHD's Home Ownership Program Counselor within five (5) days or receipt of any late payment or default notice.
5. **Occupancy:** You must occupy the unit as your principal residence. You may not transfer, sell, or assign any interest in the property without YCHD's prior written consent. You may not rent or lease any part of the premises without YCHD's prior written consent. You must notify YCHD in writing at least 30 days prior to moving out of the house for a period of 30 days or longer or prior to any sale, transfer, assignment, lease or other form of alienation of the assisted property.
6. **Maintenance:** You must maintain the property in a decent, safe and sanitary manner. You must allow YCHD to inspect the property within one-week of a demand by YCHD to conduct an inspection. You must correct any notice of deficiency issued by YCHD within the time limit specified in the notice. If you fail to adequately maintain the property, YCHD may divert the maintenance and replacement reserves portions of the Home Ownership Assistance Payment to an escrow account to be used to pay for reasonable and necessary maintenance expenses.
7. **Annual Re-examination:** You must annually provide YCHD with current information regarding family income and composition in a format required by YCHD.

8. **Refinancing:** You must notify YCHD in writing of any proposal to refinance the original purchase mortgage of any proposal to encumber the property with secondary financing and obtain YCHD's written approval of such financing prior to executing any loan documents.

9. **Default:** In the event of a default on your mortgage obligation, you must cooperate with YCHD and the lender to minimize any loss to the lender in order to maintain your eligibility to continue as a participant in the Section 8 Housing Choice Voucher Program.

10. **Recapture:** You must sign and have recorded a lien, in a form required by HUD, securing YCHD's rights to recapture a percentage of home ownership assistance provided to you upon your sale or refinancing of the home within a 10 year period after the purchase date. The amount of recapture shall be calculated in accordance with HUD regulations and shall be subject to automatic reduction in 10% increments annually beginning one year from the purchase date.

By signing below, I attest that I have read and understood my obligations as a participant in the Section 8 Home Ownership Program and I agree to abide by these responsibilities. I understand that YCHD may terminate my home ownership assistance if I violate any of these obligations, but that I may request an informal review of any proposed notice of termination prior to it becoming effective.

Head of Household

Other Adult Member

Other Adult Member

ATTACHMENT "C"

**CAPITAL FUND PROGRAM ANNUAL
STATEMENT /PERFORMANCE AND
EVALUATION REPORT**

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

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

Part I: Summary					
PHA Name: Yuma County Housing Department		Grant Type and Number Capital Fund Program Grant No: AZ2OP01350106 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant: 2006 FFY of Grant Approval: 2006
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 03/31/2010 <input checked="" type="checkbox"/> Revised Annual Statement (revision no:03) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	\$27,426	29,605	29,605	27,426
3	1408 Management Improvements	7,233	7,233	7,233	7,233
4	1410 Administration (may not exceed 10% of line 21)	\$30,100	30,100	30,100	30,100
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	\$3,600	1,054	1,054	1,054
10	1460 Dwelling Structures	\$164,700	164,440	164,440	164,440
11	1465.1 Dwelling Equipment—Nonexpendable	\$14,000	14,737	14,737	14,737
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment	\$5,000	4,890	4,890	4,890
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

¹ To be completed for the Performance and Evaluation Report.



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

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

⁴ RHF funds shall be included here.

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

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

Part I: Summary					
PHA Name: Yuma County Housing Department	Grant Type and Number Capital Fund Program Grant No: AZ20P01350106 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2006 FFY of Grant Approval:			
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 02) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	\$252,059	252,059	252,059	249,880
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director: Barry Norman 		Date 5/20/10	Signature of Public Housing Director 		Date 5/20/10

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

Part II: Supporting Pages								
PHA Name: Yuma County Housing Department			Grant Type and Number Capital Fund Program Grant No: AZ20P01350106 CFFP (Yes/No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2006		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
	Operations	1406		27,426	27,426	27,426	27,426	
	Administration	1410		30,100	30,100	30,100	30,100	
	Management Improvments	1408		7,233	7,233	7,233	7,233	
	Fees and Cost	1430						
Valley Vista 13-1	Paint interior walls	1460	5		7,500	7,500	7,500	Completed
	Replace laundry room faucets	1460	20	2,000	1,909	1,909	1,909	Completed
Valley Vista 13-2	Paint ext walls & trims	1460	20	30,000	24,062	24,062	24,062	Completed
	Paint interior walls & trims	1460	1	0	1,000	1,000	1,000	Completed
	Replace kitchen & bathroom faucets	1460	20	6,000	5,417	5,417	5,417	Completed
	Replace damaged sidewalks	1450	900 sq ft	3,600	1,054	1,054	1,054	Completed
Valley Vista 13-5	Paint interior walls & trims	1460	13	37,500	16,315	16,315	16,315	Completed
	Paint exterior walls & trims	1460	10	0	20,603	20,603	20,603	Completed
	Replace kitchen & bahtroom faucets	1460	25	7,500	7123	7,123	7,123	Cmppleted
Valley Vista 13-6	Paint exterior walls & trims	1460	19	38,000	33,976	33,976	33,976	Completed
	Replace kitchen & bathroom faucets	1460	19	5,700	5,972	5,972	5,972	Completed
Moctezuma 13-9	New lawn mower	1475	1	5,000	4,890	4,890	4,890	Completed
	Replace kitchen cabinets	1460	10	30,000	30,332	30,332	30,332	Completed
Pecan Shadows 13-18	Replace interior door knobs	1460	35	8,000	6,321	6,321	6,321	Completed
	Replace water heaters	1465	35	14,000	14,737	14,737	14,737	Completed
	Paint Int walls	1460		0	3,910	3,910	3,910	Completed

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Yuma County Housing Department				Federal FFY of Grant: 2006	
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
2006	09/2008	09/30/2008	09/30/2010		

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

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

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

Part I: Summary						
PHA Name: Yuma County Housing Department		Grant Type and Number Capital Fund Program Grant No: AZ2OP01350107 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant: 2007 FFY of Grant Approval: 2007	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 2) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 03/31/2010 <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹		
		Original	Revised ²	Obligated	Expended	
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) ³	\$24,775	24,775	24,775	24,775	
3	1408 Management Improvements					
4	1410 Administration (may not exceed 10% of line 21)	\$30,100	30,100	30,100	30,100	
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs					
8	1440 Site Acquisition					
9	1450 Site Improvement	\$37,135	37,135	37,135		
10	1460 Dwelling Structures	\$150,000	150,000	150,000	129,019	
11	1465.1 Dwelling Equipment—Nonexpendable	\$16,000	16,000	16,000	15,902	
12	1470 Non-dwelling Structures					
13	1475 Non-dwelling Equipment					
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities ⁴					

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

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

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

Part I: Summary					
PHA Name: Yuma County Housing Department		Grant Type and Number Capital Fund Program Grant No: AZ20P01350107 Replacement Housing Factor Grant No: Date of CFFP:		FFY of Grant:2007 FFY of Grant Approval: 2007	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 2)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 03/31/2010			<input type="checkbox"/> Final Performance and Evaluation Report		
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	\$258,010	258,010	258,010	199,796
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director : Barry Norman		Date		Signature of Public Housing Director	
		5/20/10			
				5/20/10	

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

Part II: Supporting Pages								
PHA Name: Yuma County Housing Department			Grant Type and Number Capital Fund Program Grant No: AZ20P01350107 CFFP (Yes/ No): No Replacement Housing Factor Grant No:			Federal FFY of Grant: 2007		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
	Operations	1406		24,775	24,775	24,775	24,775	
	Administration	1410		30,100	30,100	30,100	30,100	
	Fees and Cost	1430						
Valley Vista 13-1	Paint exterior walls	1460	20	40,000	25,936	25,936	22,609	Completed
	Paint interior walls	1460	4	0	14,064	14,064	14,064	Completed
	Repair parking lots	1450	2	10,000	10,000	10,000		In progress
	Upgrade sprinkler system	1450	1	10,000	10,000	10,000		In progress
Valley Vista 13-2	Repair parking lots	1450	2	5,000	5,000	5,000		In progress
	Paint interior walls & trims	1460	1	15,000	1,299	1,299	1,299	Completed
	Paint exterior walls & trims	1460	20	0	13,701	13,701		In progress
	Replace light switches and outlets	1460	20	8,000	8,000	8,000	7,922	Completed
	Replace water heaters	1465	20	8,000	8,000	8,000	7,931	Completed
	Replace ranges / stoves	1465	12	8,000	7,971	8,000	7,971	Completed
Valley Vista 13-5	Repair parking lots	1450	3	5,000	5,000	5,000		In progress
	Replace floor tile	1460	12	25,000	25,000	25,000	23,173	Completed
Valley Vista 13-6	Replace sidewalks	1450	356 sq ft	2,135	2,135	2,135		In progress
Moctezuma Apts 13-9	Repair parking lots	1450	833 sq ft	5,000	5,000	5,000		In progress
	Replace screen doors	1460	55	12,000	12,000	12,000	9,952	Completed
Moctezuma Apts 13-9	Paint interior walls & trims	1460	9	0	9,557	9,557	9,557	Completed
	Paint exterior walls & trims	1460	40	50,000	40,443	40,443	40,443	Completed

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Yuma County Housing Department					Federal FFY of Grant: 2007
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
2007	09/30/2009	09/30/2009	09/30/11		

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

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

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

Part I: Summary					
PHA Name: Yuma County Housing Department		Grant Type and Number Capital Fund Program Grant No: AZ2OP01350108 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant: 2008 FFY of Grant Approval: 2008
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no:2) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 03/31/10 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	\$24,775	24,775	24,775	24,775
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	\$30,100	30,100	30,100	30,100
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	\$8,000	24,073	4,400	4,400
10	1460 Dwelling Structures	\$150,025	148,147	129,086	31,673
11	1465.1 Dwelling Equipment—Nonexpendable	\$39,703	25,508	25,508	25,508
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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

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⁴ RHF funds shall be included here.

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

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

Part I: Summary					
PHA Name: Yuma County Housing Department		Grant Type and Number Capital Fund Program Grant No: AZ20P01350108 Replacement Housing Factor Grant No: Date of CFFP:		FFY of Grant:2008 FFY of Grant Approval: 2008	
Type of Grant					
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 2)	
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending:		<input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	\$252,603	252,603	213,869	116,456
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director: Barry Norman <i>Barry Norman</i>		Date 5/20/10		Signature of Public Housing Director <i>Barry Norman</i>	
				Date 5/20/10	

¹ To be completed for the Performance and Evaluation Report.

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

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

⁴ RHF funds shall be included here.

Part II: Supporting Pages								
PHA Name: Yuma County Housing Department			Grant Type and Number Capital Fund Program Grant No: AZ20P01350108 CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2008		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
	Operations	1406		24,775	24,775	24,775	24,775	Completed
	Administration	1410		30,100	30,100	30,100	30,100	Completed
	Fees and Cost	1430						
Valley Vista 13-1	Replace smoke detectors	1460	20	4,000	4,714	4,714	4,714	Completed
	Replace window blinds	1460	20	8,000	8,000	8,000		
	Replace ceiling fans	1460	20	8,000	7,337	7,337	7,337	Completed
	Replace bathroom tub drain line	1460	20	4,000	4,000	4,000	176	
	Replace garbage disposal	1460	20	2,000	1,556	1,556	1,556	Completed
	Replace bathroom exhaust fan	1460	20	5,000	2,811	2,811	2,811	Completed
	Replace kitchen/bathroom faucets	1460	20	6,000	6,000	6,000		
13-1	Repair Parking lots (from CFP 2009)	1450		0	9,673			
Valley Vista 13-2	Replace water meters	1450	20	8,000	4,400	4,400	4,400	Completed
	Replace floor tile	1460	20	20,000	20,000			
	Replace gas range	1465	8	8,000	2,307	2,307	2,307	Completed 6
Valley Vista 13-5	Replace bathroom lavatories	1460	25	2,500	2,500	2,500	349	
	Replace bathroom exhaust fan	1460	25	2,525	2,844	2,844	2,844	Completed
	Replace water heaters	1465	25	10,000	8,699	8,699	8,699	Completed
Valley Vista 13-6	Replace window blinds	1460	19	7,600	7,600	7,600		
	Replace bathroom sink	1460	19	1,900	1,900	1,900		
Moctezuma Apt 13-9	Replace exterior door knobs	1460	40	32,000	32,000	32,000		
	Replace kitchen/bathroom faucets	1460	40	8,000	7,017	7,017	7,017	Completed
	Replace electric stoves	1465	40	21,703	14,502	14,502	14,501	Completed
Pecan Shadows 13-18	Replace window blinds	1460	35	14,000	14,000	14,000		
	Replace kitchen hoods	1460	35	3,500	4,868	4,868	4,868	Completed
	Replace exterior door knobs	1460	35	21,000	21,000	21,000		
13-18	Recoat Parking lots (from CFP 2009)	1450	35	0	10,000			

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

² To be completed for the Performance and Evaluation Report.

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

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

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Yuma County Housing Department				Federal FFY of Grant: 2008	
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
2008	06/30/2010		06/30/2012		

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

Part I: Summary		
PHIA Name: Yuma County Housing Department	Grant Type and Number Capital Fund Program Grant No: AZ2OP01350109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval: 2009

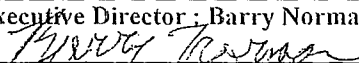
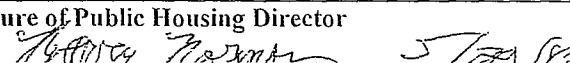
Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies
 Performance and Evaluation Report for Period Ending: 3/31/2010 Revised Annual Statement (revision no:1)
 Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	\$24,775	24,775	24,775	24,775
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	\$30,100	30,100	30,100	2,450
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	\$32,000	75,800	5,800	5,800
10	1460 Dwelling Structures	\$190,825	140,768	7,786	7,786
11	1465.1 Dwelling Equipment—Nonexpendable	\$10,000	0		
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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

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

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

Part I: Summary					
PHA Name: Yuma County Housing Department		Grant Type and Number Capital Fund Program Grant No: AZ20P01350109 Replacement Housing Factor Grant No: Date of CFFP:		FFY of Grant: 2009 FFY of Grant Approval: 2009	
Type of Grant <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 2) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 03/31/2010 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	\$287,700	271,443	68,461	40,811
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director : Barry Norman 		Date 5/20/10		Signature of Public Housing Director 	
				Date	

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

Part II: Supporting Pages								
PHA Name: Yuma County Housing Department			Grant Type and Number Capital Fund Program Grant No: AZ20P01350109 CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2009		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
	Operations	1406		24,775	24,775	24,775	24,775	
	Administration	1410		30,100	30,100	30,100	2,450	
	Fees and Cost							
Valley Vista 13-1	Repair Parking Lots	1450	0	10,000	0			
	Replace hose bibs	1460	20	2,000	2,000			
	Replace kitchen cabinets	1460	0	30,000	0			
Valley Vista 13-5	Replace a/c units with heat pumptps	1460	7	27,865	27,865			
13-5	Replace roof shingles	1460	25	42,500	42,500			
13-5	Replace interior doorknobs	1460	25	8,000	8,000			
	Repair water plant filters	1465.1	0	10,000	0			
13-6	Remodel main office	1470	1	8,000	8,000			
13-9	Tree Trimming	1450	78	12,000	5,800	5,800	5,800	Completed
13-9	Replace kitchen hoods	1460	40	5,000	3,624	3,624	3,624	Completed
Pecan Shadows 13-18	Install fire extinguishers	1460	35	8,000	2,902	2,902	2,902	Completed
13-18	Paint exterior walls and trim	1460	35	52,500	45,877	1,260	1,260	In Progress
13-18	Re coat parking lots	1450	42000 ft	10,000	10,000			
Valley Vista 13-1,2,5,6	Repair wastewater plant	1450	1	0	70,000			

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

² To be completed for the Performance and Evaluation Report.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Yuma County Housing Department					Federal FFY of Grant: 2009
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
2009	09/11		09/30/2013		

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

ATTACHMENT “D”

**CAPITAL FUND PROGRAM
FIVE-YEAR PLAN**

Capital Fund Program—Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 Expires 4/30/20011

Part I: Summary						
PHA Name/Number Yuma County Housing Department		Locality (City/County & State) Somerton/Yuma, AZ			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
A.	Development Number and Name Valley Vista Apartments Project # 13-2	Work Statement for Year 1 FFY 2010	Work Statement for Year 2 FFY 2011	Work Statement for Year 3 FFY 2012	Work Statement for Year 4 FFY 2013	Work Statement for Year 5 FFY 2014
B.	Physical Improvements Subtotal	Annual Statement	\$235,868	\$236,048	\$236,000	\$236,000
C.	Management Improvements					
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		\$35,100	\$35,100	\$35,100	\$35,100
F.	Other					
G.	Operations		\$27,000	\$27,000	\$27,000	\$27,000
H.	Demolition					
I.	Development					
J.	Capital Fund Financing -- Debt Service					
K.	Total CFP Funds		\$297,968	\$298,148	\$298,100	\$298,100
L.	Total Non-CFP Funds					
M.	Grand Total	\$1,192,316				

Part I: Summary (Continuation)

PHA Name/Number		Locality (City/county & State)				<input type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:
A.	Development Number and Name	Work Statement for Year 1 FFY _____	Work Statement for Year 2 FFY _____	Work Statement for Year 3 FFY _____	Work Statement for Year 4 FFY _____	Work Statement for Year 5 FFY _____	
		Annual Statement					

Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY <u>2010</u>	Work Statement for Year <u>2</u> FFY <u>2011</u>			Work Statement for Year: <u>3</u> FFY <u>2012</u>		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See Annual Statement	Valley Vista 13-2			Valley Vista 13-1		
	Replace kitchen and Bathroom sink	14 units	\$7,000	Replace refrigerators	20 units	\$12,967
	Install drywall and insulation	14 units	\$78,300	Valley Vista 13-2		
	Upgrade electrical system	14 units	\$11,200	Replace refrigerators	20 units	\$12,967
	Replace kitchen and Bathroom cabinets	14 units	\$60,631	Replace rear doors	8 units	\$8,000
	Replace vinyl floor tile	4 units	\$10,500	Valley Vista 13-5		
	Paint interior walls and trim	14 units	\$18,302	Replace refrigerators	25 units	\$16,200
	Moctezuma 13-9			Replace stoves	25 units	\$15,000
	Replace refrigerator	40 units	\$25,935	Replace kitchen and Bathroom cabinets	9 units	\$36,000
	Replace water heaters	40 units	\$24,000	Valley Vista 13-6		
				Replace refrigerators	19 units	\$12,314
				Replace water heaters	19 units	\$11,400
				Replace kitchen cabinets	19 units	\$76,000
				Pecan Shadows 13-18		
				Replace smoke detectors	35 units	\$8,000
				Replace bathroom tubs	34 units	\$27,200
	Subtotal of Estimated Cost		\$235,868	Subtotal of Estimated Cost		\$236,048

Capital Fund Program—Five-Year Action Plan

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
Expires 4/30/20011

Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY _____	Work Statement for Year <u>4</u> FFY <u>2013</u>			Work Statement for Year: <u>5</u> FFY <u>2014</u>		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See Annual Statement	Valley Vista 13-1 Replace A/C units	10 units	\$40,000	Valley Vista 13-1 Replace A/C units	10 units	\$40,000
	Valley Vista 13-2 Replace A/C Units	10 units	\$40,000	Valley Vista 13-2 Replace A/C Units	10 units	\$40,000
	Valley Vista 13-5 Replace A/C units	10 units	\$40,000	Valley Vista 13-5 Replace A/C units	10 units	\$40,000
	Valley Vista 13-6 Replace A/C units	9 units	\$36,000	Valley Vista 13-6 Replace A/C units	10 units	\$40,000
	Moctezuma 13-9 Replace A/C units	10 units	\$40,000	Moctezuma 13-9 Replace A/C units	9 units	\$36,000
	Pecan Shadows 13-18 Replace A/C units	10 units	\$40,000	Pecan Shadows 13-18 Replace A/C units	10 units	\$40,000
	Subtotal of Estimated Cost		\$236,000	Subtotal of Estimated Cost		\$236,000

Part III: Supporting Pages – Management Needs Work Statement(s)				
Work Statement for Year 1 FFY	Work Statement for Year _____ FFY		Work Statement for Year: _____ FFY	
	Development Number/Name General Description of Major Work Categories	Estimated Cost	Development Number/Name General Description of Major Work Categories	Estimated Cost
See Annual Statement	None	0	None	0
	Subtotal of Estimated Cost	\$	Subtotal of Estimated Cost	\$

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

Work Statement for Year 1 FFY	Work Statement for Year _____ FFY _____		Work Statement for Year: _____ FFY _____	
	Development Number/Name General Description of Major Work Categories	Estimated Cost	Development Number/Name General Description of Major Work Categories	Estimated Cost
See Annual Statement				
		Subtotal of Estimated Cost	\$	Subtotal of Estimated Cost

ATTACHMENT “E”

**CAPITAL FUND FINANCING
PROGRAM**

2. Statement of Financial Resources

[24 CFR Part 903.79 (b)]

List 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 2010 grants)		
a) Public Housing Operating Fund	624,910 (est @ 88.96 Proration)	
b) Public Housing Capital Fund	297,177	
c) HOPE VI Revitalization	0	
d) HOPE VI Demolition	0	
e) Annual Contributions for Section 8 Tenant-Based Assistance		
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	0	
g) Resident Opportunity and Self-Sufficiency Grants	0	
h) Community Development Block Grant	0	
i) HOME	0	
Other Federal Grants (list below)		
Housing Choice Voucher	2,399,904	Sec8 Assistance
FSS Coordinator Grant	36,967	Sec 8 FSS Program
2. Prior Year Federal Grants (unobligated funds only) (list below)	0	
3. Public Housing Dwelling Rental Income	302,338	Operations
4. Other income (list below)		
Fraud/Recovery Collection-Sec 8	6,602	Operations
Misc Tenant charges	11,764	Operations
Sec 8 Portable Admin Fees	25,120	Operations
4. Non-federal sources (list below)		
Total resources	3,704,782	

PHA/IHA Board Resolution

Approving Operating Budget or Calculation of Performance Funding System Operating Subsidy

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

OMB Approval No. 2577-0026 (Exp. 6/30/2001)

Public reporting burden for this collection of information is estimated to average 15 minutes 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. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

This information is required by Section 6(c)(4) of the U.S. Housing Act of 1937. The information is the operating budget for the low-income housing program and provides a summary of proposed/budgeted receipts and expenditures, approval of budgeted receipts and expenditures, and justification of certain specified amounts. HUD reviews the information to determine if the operating plan adopted by the PHA and the amounts are reasonable and that the PHA is in compliance with procedures prescribed by HUD. Responses are required to obtain benefits. This information does not lend itself to confidentiality.

Acting on behalf of the Board of Commissioners of the below-named Public Housing Agency (PHA)/Indian Housing Authority (IHA), as its Chairman, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the Board's approval of (check one or more as applicable):

(date)

- Operating Budget Submitted on: 05/11/2009
Operating Budget Revision Submitted on:
Calculation of Performance Funding System Submitted on:
Revised Calculation of Performance Funding System Submitted on:

I certify on behalf of the: (PHA/IHA Name) YUMA COUNTY HOUSING DEPARTMENT that:

- 1. All regulatory and statutory requirements have been met;
2. The PHA has sufficient operating reserves to meet the working capital needs of its developments;
3. Proposed budget expenditures are necessary in the efficient and economical operation of the housing for the purpose of serving low-income residents;
4. The budget indicates a source of funds adequate to cover all proposed expenditures;
5. The calculation of eligibility for Federal funding is in accordance with the provisions of the regulations;
6. All proposed rental charges and expenditures will be consistent with provisions of law;
7. The PHA/IHA will comply with the wage rate requirements under 24 CFR 968.110(e) and (f) or 24 CFR 905.120(c) and (d);
8. The PHA/IHA will comply with the requirements for access to records and audits under 24 CFR 968.110(i) or 24 CFR 905.120(g); and
9. The PHA/IHA will comply with the requirements for the reexamination of family income and composition under 24 CFR 960.209, 990.115 and 905.315.

I hereby certify that all the information stated within, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Board Chairman's Name (type) GREGORY S. FERGUSON Signature Date 9/6/09

Previous edition is obsolete

form HUD-52574 (10/95) ref. Handbook 7575.1

ATTEST: SUE S. REYNOLDS, Clerk of the Board

Operating Budget

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

OMB Approval No. 2577-0026 (exp. 10/31/97)

Public reporting burden for this collection of information is estimated to average 116 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. Send comments regarding this burden estimate or any other aspect of this collection of information including suggestions for reducing this burden, to the Reports Management Officer, Office of Information Policies and Systems, U.S. Department of Housing and Urban Development, Washington, D.C. 20410-3600 and to the Office of Management and Budget, Paperwork Reduction Project (2577-0026) Washington, D.C. 20503. Do not send this completed form to either of the above addresses.

a. Type of Submission <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No: _____		b. Fiscal Year Ending JUNE 30, 2010	c. No. of months (check one) <input checked="" type="checkbox"/> 12 mo <input type="checkbox"/> Other (Specify) _____	d. Type of HUD assisted Project(s) 01 <input checked="" type="checkbox"/> PHA/IHA-Owned Rental Hsg 02 <input type="checkbox"/> IHA Owned Mutual Help Homeownership 03 <input type="checkbox"/> PHA/IHA Leased Rental Hsg 04 <input type="checkbox"/> PHA/IHA Owned Turnkey III Homeownership 05 <input type="checkbox"/> PHA/IHA Leased Homeownership
e. Name of Public Housing Agency/Indian Housing Authority (IHA) YUMA COUNTY HOUSING DEPARTMENT				
f. Address (city, State, zip code) 8450 W. HIGHWAY 95, SUITE 88 SOMERTON, AZ 85350				
g. ACC Number SF-1784		h. PAS/LOCCS Proj No. AZ013006009D		i. HUD Field Office PHOENIX, AZ

Line No.	Acct No.	Description (1)	Actuals last Fiscal Yr. 2008 PUM (2)	Estimates or Actual Current Budget Yr. 2009 PUM (3)	2010 Requested Budget Estimates			
					PHA/IHA Estimates		PHA Revised	
					PUM (4)	Amount (to nearest \$10) (5)	PUM (6)	Amount (to nearest \$)
Homebuyers Monthly Payments for:								
010	7710	Operating Expense						
020	7712	Earned Home Payments						
030	7714	Nonroutine Maintenance Reserve						
040	Total Break-Even Amount (sum of lines 010,020, and 030)							
Operating Receipts								
060	3110	Dwelling Rental	155.52	179.25	172.17	328,508	0.00	
070	3120	Excess Utilities	0.00			0		
080	3190	Nondwelling Rental	0.00			0		
090	Total Rental Income (sum of lines 060, 070, 080)		155.52	179.25	172.17	328,508	0.00	0
100	3610	Int on Gen Fund Investment	11.82	1.10	2.15	4,100	0.00	
130	3690	Other Inc	30.00	30.72	21.66	41,334	0.00	
140	Total Operating Income (090+100+130)		197.35	211.07	195.99	373,942	0.00	0
Operating Expenditures-Administration								
180	4110	Administrative Salaries	112.27	111.58	123.00	234,683	0.00	
190	4182	Empl Benefit Contrib - Admin	29.78	34.25	45.47	86,755	0.00	
200	4140	Staff Training	0.00	0.25	0.25	485	0.00	
210	4150	Travel	1.62	2.00	3.39	6,459	0.00	
221	4171	Auditing Fees	1.34	1.36	1.36	2,588	0.00	
230	4190	Other Administrative Expenses	12.01	13.61	13.54	25,830	0.00	
231	4195	Outside Management Fees (Indirect Cost)	11.74	-	13.01	24,829	0.00	
240	Total Admin Expenses (sum of line 180 thru 231)		168.75	163.05	200.02	381,629	0.00	0
Tenant Services:								
250	4210	Salaries	0.00	-	0.00	0	0.00	0
260	4220	Recreation, Pubs, & Oth Svcs	0.00		0.00		0.00	
270	Resident Participation Activities		1.79	1.89	1.89	3,612	0.00	
280	Total Tenant Services (lines 250+260+270)		1.79	1.89	1.89	3,612	0.00	0
Utilities:								
290	4310	Water	70.54	75.06	70.24	134,013	0.00	
300	4320	Elec	20.67	22.11	22.44	42,823	0.00	
310	4330	Gas	0.39	-	0.28	529	0.00	
320	4340	Fuel	0.00	-	0.00	0	0.00	0
330	4350	Labor	0.00	-	0.00	0	0.00	0
340	4390	Other Util Exp	51.65	64.87	48.61	92,744	0.00	
350	Total Utilities Exp (sum of line 290 thru 340)		143.26	162.04	141.57	270,109	0.00	0

Line No.	Acct. No.	Description (1)	Actuals Last Fiscal Yr. 20 08 PUM (2)	Estimates or Actual Current Budget Yr. 2009 PUM (3)	2010 Requested Budget Estimates		
					PHA/IHA Estimates		HUD Modifications
					PUM (4)	Amount (to nearest \$10) (5)	PUM (6)
Ordinary Maintenance and Operation:							
360	4410	Labor	87.80	89.79	94.53	180,357	0.00
370	4420	Materials	29.77	28.60	38.29	73,059	0.00
380	4430	Contract Costs	12.35	17.06	10.22	19,500	0.00
381	4431	Garbage and Trash Removal	9.55	13.01	10.87	20,748	0.00
390	Total	Ordinary Maintenance & Operation Exp (Lines 360 to 381)	139.46	148.47	153.91	293,664	0.00
Protective Services:							
400	4460	Labor			0.00	0	
410	4470	Materials			0.00	0	
420	4480	Protective Services - Alarm/Security	1.76	2.69	1.93	3,690	0.00
430	Total	Protective Services Exp(lines 400 to 420)	1.76	2.69	1.93	3,690	0.00
General Expense:							
440	4510	Insurance	9.82	12.83	6.30	12,023	0.00
450	4520	Pymts in Lieu of TAXes	1.23	2.26	3.09	5,899	0.00
460	4120	Compensated Absences	-	-	0.00	0	0.00
470	4433	Employee Benefit Contribution	33.18	36.96	44.60	85,094	0.00
480	4570	Collection Losses	1.12	1.17	0.00	0	0.00
500	4590	Other General Expense	-	-	0.00	0	0.00
510	Total	General Expense (sum 440 to 500)	45.35	53.22	53.99	103,016	0.00
520	Total	Routine Expense (lines 240, 280, 350, 390, 430 and 510)	500.37	531.36	553.31	1,055,720	0.00
Rent for Leased Dwellings:							
560	4710	Rents to Owners of leased dwellings				0	0.00
570	Total	Operating Expense (lines 520 and 560)	500.37	531.36	553.31	1,055,720	0.00
Nonroutine Expenditures:							
530	4610	Extraordinary Maintenance	-	-			0.00
580	7520	Replace Nonexp Equipment	-	-	0.00	15,000	0.00
590	7540	Property Betterments & additions	-	7.02	0.00		0.00
610	Total	Nonroutine Expenditures (lines 530 to 590)	-	7.02	-	15,000	0.00
620	Total	Operating Expenditures (lines 570 and 610)	500.37	538.39	553.31	1,070,720	0.00
Prior Year Adjustments:							
630	6010	Prior Year Adjustments Affecting Residual Recpts	0.38	-	0.00	0	0.00
Other Expenditures:							
640		Deposits in Rental Debt Service Account					0.00
670	Total	Operating Expenditures, includ prior year adjustments and other expenditures (line 620 +/- line 630 plus line 640)	500.75	538.39	553.31	1,070,720	0.00
680		Residual Recpts (or Deficit) before HUD Contributions and provision for operating reserve (line 140 minus line 670)	(303.40)	(327.31)	(365.19)	(696,778)	0.00
HUD Contributions:							
690	8010	Basic Annual Contribution Earned-Leased Proj Cur Yr					0.00
710	Total	Basic Annual Contribution (line 690+/- line 700)	-	-	-	0	0.00
720	8020	ContribEarned-PFS CY2009 (before year end adj)	300.58	317.31	387.84	739,998.00	0.00
720	8020	ContribEarned-PFS CY2010 (before year end adj)					0.00
730		Other (specify):Unfunded (CY2007) due to Proration		(10.95)	(10.95)	(20,895.00)	0.00
740		Other (specify):Unfunded (CY2009) Proration Est 89%			(42.66)	(81,400.00)	0.00
750	Total	Year-End Adjustments/Other(+/- lines 730 to 740)			(53.61)	(102,295.00)	0.00
760	8020	Total Operating Subsidy-Cur Yr (line 720+/- line 750)	300.58	306.36	334.23	637,703.00	0.00
770	Total	HUD Contributions (710 and 760)	300.58	306.36	334.23	637,703.00	0.00
780		Residual Receipts(or Deficit) (sum of line 680 plus line 770)	(2.83)	(20.96)	(30.96)	(59,075.00)	0.00
Enter here and on line 820							

Name of PHA/IHA
YUMA COUNTY HOUSING DEPARTMENT

Fiscal Year Ending June 30, 2010

Operating Reserve		PHA/IHA Estimates	HUD Modifications
740	2821	Part I - Maximum Operating Reserve - End of Current Budget Year PHA/IHA - Leased Housing - Section 23 or 10(c) 50% of Line 480, column 5, form HUD-52564	
Part II - Provision for and Estimated or Actual Operating Reserve at Fiscal Year End			
790		Operating Reserve at End of Previous Fiscal Year - Actual for FYE (date): 6/30/08	391,441
800		Provision for Operating Reserves - Current Budget Year (check one)	
		<input type="checkbox"/> Estimated for FYE 6/30/08	
		<input checked="" type="checkbox"/> Actual for FYE 6/30/09	-29,030
810		Operating Reserve at End of Current Budget Year (check one)	
		<input type="checkbox"/> Estimated for FYE 6/30/08	362,411
		<input type="checkbox"/> Actual for FYE	
820		Provision for Operating Reserve - Requested Budget Year Estimated for FYE 2009 Enter Amount from Line 780	-59,075
830		Operating Reserve at End of Requested Budget Year Estimated for FYE 2008 (Sum of Line 810 and 820)	303,336
840			

PHA/IHA Approval Name BARRY R. NORMAN

Title DIRECTOR

Signature *Barry Norman*

Date 5-11-2009

Field Office Approval Name N/A

Title _____

Signature _____

Date _____

**ATTACHMENT “F”
HOUSING NEEDS**

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 Public Housing Families on the PHA's Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" 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	646		586
Extremely low income <=30% AMI	316	49%	
Very low income (>30% but <=50% AMI)	181	28%	
Low income (>50% but <80% AMI)	149	23%	
Families with children	585	90%	
Elderly families	51	8%	
Families with Disabilities	10	2%	
White	633	99%	
African-American	9	1%	
American Indian	3	0%	
Asian/Pacific Islander	1	0%	
Hispanic	549	85%	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	209	32%	
2 BR	229	36%	
3 BR	179	28%	
4 BR	29	4%	
5 BR	0	0%	
5+ BR	0	0%	

Housing Needs of Public Housing Families on the PHA's Waiting List	
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 Section 8 Families on the 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	1088		680
Extremely low income <=30% AMI	522	48%	
Very low income (>30% but <=50% AMI)	369	34%	
Low income (>50% but <80% AMI)	197	18%	
Families with children	1011	93%	
Elderly families	63	6%	
Families with Disabilities	14	1%	
White	1066	98%	
African-American	16	2%	
American Indian	4	0%	
Asian/Pacific Islander	2	0%	
Hispanic	925	85%	
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 checked="" type="checkbox"/> No <input type="checkbox"/> Yes			

ATTACHMENT “G”

STRATEGIC PLAN

2008 Yuma County Strategic Plan Update

ID #	Dept./District	Housing	Contact	Barry Norman	Date	11/03/08
	Vision					
	Mission	To assist low-income families with safe, decent housing opportunities as they strive to achieve self-sufficiency and improve the quality of their lives.				

Service Area	Maintenance					
Area of Emphasis	Maintenance of public housing units and grounds					
Goal	Timely vacant unit turn-around					
Secondary Goal	n/a					
Objective	Have vacant units ready for re-occupancy within current HUD standards					
Measure	Vacant unit turn-around in less than 25 days					
Target/Benchmark	Current Status	Short-term			Long-term	Extended-term
	exceeds	FY10	FY11	FY12	FY13	FY's 14-16 FY's 17-19
Strategy	Continue striving to reduce turn-around time					

Service Area	Finance					
Area of Emphasis	Financial management of departmental programs					
Goal	Maintain resource or current ratio (unrestricted current assets divided by current liabilities) within current HUD standards					
Secondary Goal	n/a					
Objective	Have available current resources equal to or greater than current obligations					
Measure	Resource or current ratio within 2.1 to 7.8					
Target/Benchmark	Current Status	Short-term			Long-term	Extended-term
	meets	FY10	FY11	FY12	FY13	FY's 14-16 FY's 17-19
Strategy	Maintain current budget and cut back operating expenses except for personnel					

Service Area	Housing Management					
Area of Emphasis	Leasing, customer service and case management					
Goal	Successful operation of the Family Self-Sufficiency (FSS) program					
Secondary Goal	n/a					
Objective	Assist subsidized families to move from rental housing to home ownership					
Measure	Two households per year leave the program to become homeowners					
Target/Benchmark	Current Status	Short-term			Long-term	Extended-term
	meets	FY10	FY11	FY12	FY13	FY's 14-16 FY's 17-19
Strategy	Continue to assist participants with education and employment advances while maintaining escrow accounts					

Area of Emphasis	The five County-wide primary goals.
Goal	What do we need to accomplish now to achieve our mission and move toward our vision at a department level?
Secondary Goal	This category is for those instances when a department prepares a strategic plan for another entity which includes an
Objective	One of a few milestones to meet the Goal. The "Objective" is what is going to be measured.
Measure	Indicators on progress of meeting the "Objective".
Target/Benchmark	Aggressive yet obtainable benchmark of the "Measure" quantified and / or qualified. How do we know when we are there? Short-term = the current year + 3 years, Long-term = 5-7 years out, and Extended-term = 7+ years out.
Strategy	Active approaches to meet or exceed our measured "Targets" of our "Objectives".
	For OMB use only.

ATTACHMENT "H"

**AGENCY PLAN – RESOLUTIONS
AND CERTIFICATIONS**

**PHA Certifications of Compliance
with PHA Plans and Related
Regulations**

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

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

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the X 5-Year and/or X Annual PHA Plan for the PHA fiscal year beginning 2010, hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA certifies that there has been no change, significant or otherwise, to the Capital Fund Program (and Capital Fund Program/Replacement Housing Factor) Annual Statement(s), since submission of its last approved Annual Plan. The Capital Fund Program Annual Statement/Annual Statement/Performance and Evaluation Report must be submitted annually even if there is no change.
4. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
5. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
6. The PHA certifies that it will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
7. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions.
8. For PHA Plan that includes a policy for site based waiting lists:
 - The PHA regularly submits required data to HUD's 50058 PIC/IMS Module in an accurate, complete and timely manner (as specified in PIH Notice 2006-24);
 - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
 - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
 - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
 - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903.7(c)(1).
9. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
10. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
11. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.

12. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.
13. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
14. The PHA will provide the responsible entity or HUD any documentation that the responsible entity or HUD needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or Part 50, respectively.
15. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
16. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
17. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act, the Residential Lead-Based Paint Hazard Reduction Act of 1992, and 24 CFR Part 35.
18. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No. A-87 (Cost Principles for State, Local and Indian Tribal Governments), 2 CFR Part 225, and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).
19. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
20. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.
21. The PHA provides assurance as part of this certification that:
 - (i) The Resident Advisory Board had an opportunity to review and comment on the changes to the policies and programs before implementation by the PHA;
 - (ii) The changes were duly approved by the PHA Board of Directors (or similar governing body); and
 - (iii) The revised policies and programs are available for review and inspection, at the principal office of the PHA during normal business hours.
22. The PHA certifies that it is in compliance with all applicable Federal statutory and regulatory requirements.

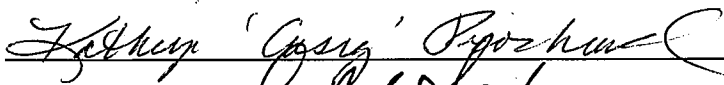
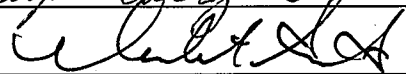
YUMA COUNTY HOUSING DEPARTMENT
PHA Name

AZ013
PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 2010 - 2014

Annual PHA Plan for Fiscal Years 2010 - 2011

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official	Title
Kathryn "Casey" Prochaska	Chairman of the Board/Yuma County
Signature	Date
	3/4/10
ATTEST: 	

Robert L. Pickels, Jr. County Administrator/Clerk of the Board

Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

Yuma County Housing Department

Program/Activity Receiving Federal Grant Funding

PHDEP

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.

(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Kathryn "Casey" Prochaska

Title

Chairman of the Board/Yuma County

Signature

X *Kathryn J. Casey Prochaska*

Date

3/4/10

ATTEST:

[Signature]
ROBERT L. PICKELS, JR. COUNTY ADMINISTRATOR/CLERK OF THE BOARD

form HUD-50070 (3/98)
ref. Handbooks 7417.1, 7475.13, 7485.1 & .3

**Certification of Payments
to Influence Federal Transactions**

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

Applicant Name

Yuma County Housing Department

Program/Activity Receiving Federal Grant Funding

PHEDP

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

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

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

Name of Authorized Official

Title

Kathryn "Casey" Prochaska

Chairman of the Board/Yuma County

Signature

Date (mm/dd/yyyy)

Kathryn 'Casey' Prochaska

3/4/10

Previous edition is obsolete

ATTEST:

Robert L. Pickels, Jr.

ROBERT L. PICKELS, JR. COUNTY ADMINISTRATOR/CLERK OF THE BOARD

form HUD 50071 (3/98)

ref. Handbooks 7417.1, 7475.13, 7485.1, & 7485.3

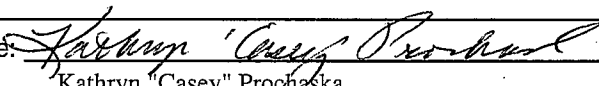
DISCLOSURE OF LOBBYING ACTIVITIES

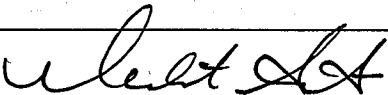
Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352

Approved by OMB

0348-0046

(See reverse for public burden disclosure.)

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

ATTEST: 
ROBERT L. PICKELS, JR. COUNTY ADMINISTRATOR/CLERK OF THE BOARD

INSTRUCTIONS FOR COMPLETION OF SF-LLL, DISCLOSURE OF LOBBYING ACTIVITIES

This disclosure form shall be completed by the reporting entity, whether subawardee or prime Federal recipient, at the initiation or receipt of a covered Federal action, or a material change to a previous filing, pursuant to title 31 U.S.C. section 1352. The filing of a form is required for each payment or agreement to make payment to any lobbying entity for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with a covered Federal action. Complete all items that apply for both the initial filing and material change report. Refer to the implementing guidance published by the Office of Management and Budget for additional information.

1. Identify the type of covered Federal action for which lobbying activity is and/or has been secured to influence the outcome of a covered Federal action.
2. Identify the status of the covered Federal action.
3. Identify the appropriate classification of this report. If this is a followup report caused by a material change to the information previously reported, enter the year and quarter in which the change occurred. Enter the date of the last previously submitted report by this reporting entity for this covered Federal action.
4. Enter the full name, address, city, State and zip code of the reporting entity. Include Congressional District, if known. Check the appropriate classification of the reporting entity that designates if it is, or expects to be, a prime or subaward recipient. Identify the tier of the subawardee, e.g., the first subawardee of the prime is the 1st tier. Subawards include but are not limited to subcontracts, subgrants and contract awards under grants.
5. If the organization filing the report in item 4 checks "Subawardee," then enter the full name, address, city, State and zip code of the prime Federal recipient. Include Congressional District, if known.
6. Enter the name of the Federal agency making the award or loan commitment. Include at least one organizational level below agency name, if known. For example, Department of Transportation, United States Coast Guard.
7. Enter the Federal program name or description for the covered Federal action (item 1). If known, enter the full Catalog of Federal Domestic Assistance (CFDA) number for grants, cooperative agreements, loans, and loan commitments.
8. Enter the most appropriate Federal identifying number available for the Federal action identified in item 1 (e.g., Request for Proposal (RFP) number; Invitation for Bid (IFB) number; grant announcement number; the contract, grant, or loan award number; the application/proposal control number assigned by the Federal agency). Include prefixes, e.g., "RFP-DE-90-001."
9. For a covered Federal action where there has been an award or loan commitment by the Federal agency, enter the Federal amount of the award/loan commitment for the prime entity identified in item 4 or 5.
10. (a) Enter the full name, address, city, State and zip code of the lobbying registrant under the Lobbying Disclosure Act of 1995 engaged by the reporting entity identified in item 4 to influence the covered Federal action.

(b) Enter the full names of the individual(s) performing services, and include full address if different from 10 (a). Enter Last Name, First Name, and Middle Initial (MI).
11. The certifying official shall sign and date the form, print his/her name, title, and telephone number.

According to the Paperwork Reduction Act, as amended, no persons are required to respond to a collection of information unless it displays a valid OMB Control Number. The valid OMB control number for this information collection is OMB No. 0348-0046. Public reporting burden for this collection of information is estimated to average 10 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0046), Washington, DC 20503.

**DISCLOSURE OF LOBBYING ACTIVITIES
CONTINUATION SHEET**

Approved by OMB
0348-0046

Reporting Entity: Yuma County Housing Department

Page 1 of 3

Civil Rights Certification

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

Civil Rights Certification

Annual Certification and Board Resolution

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

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

Yuma County Housing Department

AZ013

PHA Name

PHA Number/HA Code

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Kathryn "Casey" Prochaska

Title

Chairman of the Board/Yuma County

Signature

Kathryn Casey Prochaska

Date

3/4/10

ATTEST: ?

[Signature]

ROBERT L. PICKELS, JR. COUNTY ADMINISTRATOR/CLERK OF THE BOARD

OFFICE OF THE
BOARD OF SUPERVISORS
198 Main Street
Yuma, Arizona 85364

ROBERT L. PICKELS, JR.
COUNTY ADMINISTRATOR
CLERK OF THE BOARD



LENORE LOROÑA STUART
DISTRICT 1
RUSSELL MC CLOUD
DISTRICT 2
CASEY PROCHASKA
DISTRICT 3
MARCO A. (TONY) REYES
DISTRICT 4
GREGORY S. (GREG) FERGUSON
DISTRICT 5

STATE OF ARIZONA)

ss.

COUNTY OF YUMA)

I, Christina P. Isbell, Deputy Clerk of the Board of Supervisors, do hereby certify that I am required by law to maintain custody of the minutes of the Yuma County Board of Supervisors, and that the following is a true and correct copy of the portion of the minutes of the Board of Supervisors' meeting held April 5, 2010.

HOUSING BOARD: At 10:06 a.m., the Chairman recessed the Yuma County Board of Supervisors and convened the Yuma County Housing Board. Supervisor Lenore Loroña Stuart was excused.

HBOD No.1 : *Housing*: Public Hearing, followed by possible action to adopt Resolution No. 10-16, approving the Yuma County Housing Department Public Housing Agency Annual Plan for Fiscal Year 2010 and the 5-Year Plan for 2010-2014, and include any comments received at the Public Hearing.

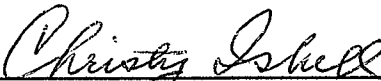
Chairman Prochaska opened the public hearing and there were no comments.

MOTION: (Reyes/Mrs. Cicernos) Adopt Resolution No. 10-16, note in the record there were no public comments, and adopt the 5-Year Plan as presented.

VOICE VOTE: The motion carried 5-0. Supervisor Stuart was excused.

At 10:12 a.m., the Chairman adjourned the Yuma County Housing Board and reconvened the Yuma County Board of Supervisors in Regular Session.

In Witness Whereof, I have hereunto set my hand and affixed the Official Seal of the Board of Supervisors. Done at Yuma, the County Seat, this 6th day of April, 2010.


CHRISTY P. ISBELL,
Deputy Clerk of the Board

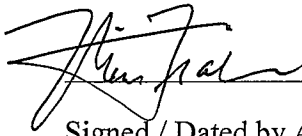
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**Certification by State or Local
Official of PHA Plans Consistency
with the Consolidated Plan**

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

**Certification by State or Local Official of PHA Plans Consistency with the
Consolidated Plan**

I, Michael Trailor the Director certify that the Five Year and
Annual PHA Plan of the Yuma County Housing Department is consistent with the Consolidated Plan of
State of Arizona prepared pursuant to 24 CFR Part 91.

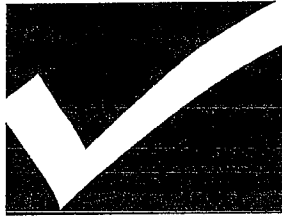


1-27-2010

Signed / Dated by Appropriate State or Local Official

ATTACHMENT "I"

RESIDENT ADVISORY BOARD



YUMA COUNTY HOUSING DEPARTMENT CENTRAL ADVISORY RESIDENT COUNCIL

Date: May 24th, 2010
BARRY NORMAN CAREER CENTER

Meeting Title Resident Advisory Board Meeting Time: 10:30 a.m.

PERSONS ATTENDING

1. Maria Cenicerros, President Maria Cenicerros
2. Delia Medel, Treasurer Delia Medel
3. Maria Corona, Secretary Maria Corona
4. Maria De Los Reyes, Housing Program Specialist _____

ITEMS TO BE DISCUSSED

1. Review and approve the YCHD amended Section 8 Administrative Plan.
2. Review and approve the YCHD amended Low Rent Public Housing Program Admissions and Continued Occupancy Policy (ACOP)
3. Review and approve the Revised Public Housing Agency Annual Plan and the 5 year Fiscal Plan 2010-2014.

NOTES

1. Previously approved.
2. Previously approved.
3. Review & approved revised Annual Plan
Same recommendations as previously submitted on 02/22/10.

Meeting Adjourned: 11:15



**Yuma County
Yuma, Arizona**

OFFICE OF THE
YUMA COUNTY HOUSING DEPARTMENT

8450 WEST HIGHWAY 95, SUITE 88
SOMERTON, ARIZONA 85350-2534
PHONE (928) 627-8828 X TDD 1-800-545-1833 Ext. 705 X FAX (928) 627-8715

BARRY NORMAN
DIRECTOR

TO: Maria Cenicerros, RC President (Presidente)
PARA: Vacant, RC Vice-President (Vise-Presidente)
Delia Medel, RC Treasurer (Tesorera)
Maria Corona, RC Secretary (Secretaria)

FROM: Maria De Los Reyes, Housing Program Specialist *Maria De Los Reyes*
DE PARTE DE: Maria De Los Reyes, Especialista de Programa de Vivienda

SUBJECT: Resident Advisory Board Meeting to review REVISED-Public Housing Annual Plan for FY 2010.

TEMA: Junta del YCHD Concilio Asesor Central de Residentes para revisar el Plan Anual 2010-CORREJIDO.

DATE: May 24th, 2010
FECHA: 24 de Mayo del 2010

URGENT MEETING

Please plan to attend the Resident Advisory Board Meeting scheduled for Monday, May 24th 2010 at 10:30 a.m. at the Barry Norman Career Center at 8450 W. Highway 95, Somerton, Arizona 85350, to review and approve the REVISED-Public Housing Annual Plan for FY 2010

Thank you.

JUNTA URGENTE

Favor de asistir a la cita el día Lunes, 24 de Mayo del 2010 a las 10:30 a.m. en la sala de conferencias de Barry Norman ubicado en 8450 W. Highway 95, Somerton, Arizona 85350, para revisar y aprobar el Plan Anual del 2010-CORREJIDO.

Gracias.



MINUTES
RESIDENT ADVISORY BOARD MEETING
May 24, 2010

MEMBERS PRESENT: Maria Cenicerros, President
 Vacant, Vice-President
 Delia Medel, Treasurer
 Maria Corona, Secretary
 Maria De Los Reyes, Housing Program Specialist

1. Call to order by Maria De Los Reyes at 10:30 a.m.

TOPICS DISCUSSED:

1. Review and Approve the YCHD amended Section 8 Administrative Plan
2. Review and Approve the YCHD amended Low Rent Public Housing Program Admissions and Continued Occupancy Policy (ACOP)
3. Review and Approve the REVISED Public Housing Agency Annual Plan and 5 year plan 2010-2014.

DISCUSSION:

1. **Previously approved-YCHD amended Section 8 Administrative Plan:** Maria introduced the amended Section 8 Administrative Plan to the Resident Council Members. Resident Council Members approved the plan with no recommendations.
2. **Previously approved-YCHD amended Low Rent Public Housing Program Admissions and Continued Occupancy Policy (ACOP):** Maria introduced the ACOP Plan to the Resident Council Members. Resident Council Members approved the plan with no recommendations.
3. **Review and Approve the REVISED Public Housing Agency Annual Plan and 5 year plan Fiscal Year 2010-2014:** Maria presented the Annual Plan and 5 Year Plan to the Resident Council Members and introduced the revisions. The members approved the Plan with the same recommendations as previously submitted on 02/22/2010.

See Attachment A

Recommendations 2010

1.) Moctezuma Apartments:

- a.) As previously requested in the year 2009 please fix florescence light to increase safety in the neighborhood. The residents are insisting that the area is too dark and dangerous to walk during dark hours.
- b.) As previously requested in the year 2009 please install signs that read the following: "NO trespassing" and "Property of Yuma County Housing".
- c.) The residents are requesting the replacement of existing deteriorated blinds and closet doors. Please proceed with an evaluation to each unit and replace those in very bad conditions.
- d.) The Resident Advisory Council understands the difficult times we all suffering due to the economy but the major concern is safety. For this reason, the Resident Advisory Council recommends improving the current Security Camera System to a more effective and advanced system.

2.) Valley Vista Apartments.

- a.) Perform Pest-Management control more frequently.
- b.) The Resident Advisory Council understands the difficult times we all suffering due to the economy but the major concern is safety. For this reason, the Resident Advisory Council recommends improving the current Security Camera System to a more effective and advanced system.

3.) Pecan Shadows.

- a.) Perform Pest-Management control more frequently. The existing problem with rodents is another major concern due to the current damage caused by this problem. The rodents are destroying the underground base to certain units. The comment from a few tenants is the following: The bathroom area is the most damaged.
- b.) The Resident Advisory Council understands the difficult times we all suffering due to the economy but the major concern is safety. For this reason, the Resident Advisory Council recommends improving the current Security Camera System to a more effective and advanced system.
- c.) Once again, safety is one of the major concerns for which the residents are requesting to block the entrance to the south of Pecan Shadows (for more details please consult Maria Ceniceros). This problem is creating frustration among residents due to the constant intrusion of unknown and unwelcome people to the project.
- d.) Back Security/screen doors are necessary for better safety and hygiene. The security/screen doors prevent from insects intrusion and eliminates any probability of food contamination.

4.) Previous 2009 valid recommendations are completed or currently under progress:

- a.) Significant improvement in the performance of inadequate temporary fix ups from maintenance workers.
- b.) Installation of Security Doors in Valley Vista.
- c.) The construction of new sidewalk in Valley Vista.
- d.) Currently under progress, the remodeling of kitchen cabinets and layouts.

Separate Note: We want to extend our gratitude to the Maintenance Department for the hard work and great work performed in the year of 2009. The positive changes are noticeable in the quality of work and the effectiveness to perform a work order. Please keep up the great work and continue generating positive feedback from the residents.

SUMMARY: The purpose for these recommendations is to provide feedback and make significant changes to offer better Housing Quality Standards. **Please provide a written statement of the results or comments for all mentioned recommendations.**

Thank you in advance for your time.

Meeting Adjourned: 11:15 a.m.

ATTACHMENT “J”

**VIOLENCE AGAISNT WOMEN ACT
(VAWA)**

Violence Against Women Act (VAWA)

This addendum is submitted as required pursuant to Section 603 of the law amending Section 5A of the U.S. Housing Act to require PHAs five-year and annual PHA Plans to contain information regarding any goals, activities,, objectives, policies, or programs of the PHA that are intended to support or assist victims of domestic violence, dating violence, sexual assault, or stalking.

Sections 606 and Section 607 amend the Section 8 and public housing sections of the U.S. Housing Act to protect certain victims of criminal domestic violence, dating violence, sexual assault, or stalking as well as members of the victims and immediate families from losing their HUD-assisted housing as a consequence of the abuse of which they were the victim.

The Yuma County Housing Department (YCHD) has revised its Administrative Plan and grievance procedures to comply with and support the Violence Against Women Act (VAWA) that President Bush signed into law as Public Law 109-162 on January 5, 2006. The YCHD has established policies to support and assist victims of domestic violence and protect tenants and family members of tenants who are victims of domestic violence, dating violence or stalking from being evicted or terminated from housing assistance based on acts of such violence against them.

The Violence Against Women Act (VAWA) protects tenants and family members of tenants who are victims of domestic violence, dating violence, or stalking from being evicted or terminated from housing assistance based on acts of such violence against them. These provisions apply to our agency administering the Section 8 programs and to owners renting to families under Section 8 rental assistance programs.

The law provides in part that criminal activity directly relating to domestic violence, dating violence, or stalking, engaged in by a member of a tenants household or any guest or other person under the tenants control, shall not be cause for termination of assistance, tenancy, or occupancy rights if the tenant or an immediate member of the tenants family is the victim or threatened victim of that abuse. The law also provides that an incident or incidents of actual or threatened domestic violence, dating violence, or stalking will not be construed as serious or repeated violations of the lease by the victim or threatened victim of that violence and will not be good cause for termination of the assistance, tenancy, or occupancy rights of a victim of such violence.

The YCHD is utilizing the revised form HUD 52641 Housing Assistance Payments (HAP) Contract and revised form HUD 52641A Tenancy Addendum. These forms have been revised to reflect the statutory requirements of the Violence Against Women and Justice Department Reauthorization Act of 2005 (VAWA 2005) that are related to housing choice voucher program HAP contracts and leases.

In addition Yuma County Housing Department has implemented and is utilizing the form HUD 50066 Certification of Domestic Violence, Dating Violence, or Stalking for use in its Public Housing program and Housing Choice Voucher (HCV) program. PHAs, owners or managers responding to an incident or incidents of actual or threatened

domestic violence, dating violence or stalking that may affect a tenants participation in the housing program to request in writing that an individual complete, sign and submit, within 14 business days of the request, form HUD 50066 Certification of Domestic Violence, Dating Violence, or Stalking. On the form, the individual certifies that he/she is a victim of domestic violence, dating violence, or stalking, and that the incident or incidences in question are bona fide incidences of such actual or threatened abuse. On the certification form, the individual shall provide the name of the perpetrator. In lieu of a certification form, or in addition to the certification form, a tenant may provide to PHAs, managers or owners, (1) a Federal, State, tribal, territorial, or local police record or court record; (2) documentation signed and attested to by an employee, agent or volunteer of a victim service provider, an attorney or a medical professional, from whom the victim has sought assistance in addressing domestic violence, dating violence or stalking , or the effects of abuse, in which the professional attests under penalty of perjury to the professionals belief that the incident or incidents in question are bona fide incidents of abuse, and the victim of domestic violence, or stalking has signed or attested to the documentation.

DEFINITIONS: The following definitions were incorporated into the United States Housing Act and apply to this notice.

Domestic Violence: Includes felony or misdemeanor crimes of violence committed by a current or former spouse of the victim, by a person with whom the victim share a child in common, by a person who is cohabitated with or has cohabited with the victim as a spouse, by a person similarly situated to a spouse of the victim under the domestic or family violence laws of the jurisdiction receiving grant monies, or by any other person against an adult or youth victim who is protected from that persons acts under the domestic or family violence laws of the jurisdiction.

Dating Violence: Violence committed by a person:

(A) who is or has been in a social relationship of a romantic or intimate nature with the victim; and (B) where the existence of such a relationship shall be determined based on a consideration of the following factors: (i) the length of the relationship; (ii) the type of relationship; and (iii) the frequency of interaction between the persons involved in the relationship.

Stalking: to follow, pursue, or repeatedly commit acts with the intent to kill, injure, harass, or intimidate; or to place under surveillance with the intent to kill, injure, harass, or intimidate another person; and in the course of, or as a result of, such following, pursuit, surveillance or repeatedly committed acts, to place a person in reasonable fear of

the death of, or serious bodily injury to, or to cause substantial emotional harm to (i) that person; (ii) a member of the immediate family of that person; or (iii) the spouse or intimate partner of that person.

Immediate Family Member: a spouse, parent, brother or sister, or child of the person, or an individual to whom that person stands in loco parentis (in place of a parent); or any other person living in the household of that person and related to that person by blood or marriage.

Protections for Victims of Abuse in the Housing Choice Voucher Program.

The new requirements of VAWA 2005 that are incorporated into the Housing Choice Voucher HAP Contract and Tenancy Addendum are as follows:

* An incident or incidents of actual or threatened domestic violence, dating violence, or stalking will not be construed as serious or repeated violations of the lease or other good cause for termination of the assistance, tenancy, or occupancy rights of a victim of abuse. (Section 8 (o) (7) (C) of the U.S. Housing Act of 1937.)

* Criminal activity directly relating to abuse, engaged in by a member of a tenants household or any guest or other person under the tenants control, shall not be cause for termination of assistance, tenancy, or occupancy rights if the tenant or an immediate member of the tenants family is the victim or threatened victim of that abuse, (Section 8 (o) (7) (D) (i) of the U.S. Housing Act of 1937.)

* Notwithstanding the VAWA restrictions on admission, occupancy, or terminations of occupancy or assistance, or any Federal, State or local law to the contrary, a PHA may terminate assistance to or an owner or manager may bifurcate a lease, or otherwise remove a household member from a lease, without regard to whether a household member is a signatory to the lease, in order to evict, remove, terminate occupancy rights, or terminate assistance to any individual who is a tenant or lawful occupant and who engages in criminal acts of physical violence against family members or others. This action may be taken without evicting, removing, terminating assistance to, or otherwise penalizing the victim of the violence who is also a tenant or lawful occupant. Such eviction, removal, termination of occupancy rights, or termination of assistance shall be effected in accordance with the procedures prescribed by Federal, State, and local law for the termination of leases or assistance under the housing choice voucher program. (Section 8(o)(7)(D)(ii) of the U.S. Housing Act of 1937.)

* Nothing in Section 8 (o)(7)(D)(i) may be construed to limit the authority of a public housing agency, owner, or manager, when notified, to honor court orders addressing rights of access or control of the property, including civil protection orders issued to protect the victim and issued to address the distribution or possession of property among the household members in cases where a family breaks up. (Section 8 (o)(7)(D)(iii) of the U.S. Housing Act of 1937.)

*Nothing in Section 8(o)(7)(D)(i) limits any otherwise available authority of an owner or manager to evict or the public housing agency to terminate assistance to a tenant for any violation of a lease not premised on the act or acts of violence in question against the

tenant or a member of the tenants household, provided that the owner, manager, or public housing agency does not subject an individual who is or has been a victim of domestic violence, dating violence, or stalking to a more demanding standard than other tenants in determining whether to evict or terminate. (Section 8 (o)(7)(d)(iv) of the U.S. Housing Act OF 1937.)

Applicability of VAWA 2005 provisions to existing leases and Voucher HAP Contracts. The authority provided to PHAs, owners, and managers under VAWA 2005 to bifurcate a lease or otherwise remove an individual is applicable to all existing leases for families participating in either the public housing or section 8 programs (including the voucher program), and specific lease language to that effect is not necessary for the PHA, owner, or manager to exercise such authority. Also, the authority to bifurcate a lease or otherwise remove an individual under VAWA is not predicated on existing state or local law that allows for bifurcation. This Federal statutory authority to bifurcate a lease or otherwise remove an individual takes precedence over any Federal, State or local law to the contrary. However, PHAs, managers, and owners must keep in mind that the eviction of or the termination action against the individual must be effected in accordance with the applicable procedures prescribed by Federal, State, and local law.

*Nothing in Section 8 (o)(7)(D)(i) may be construed to limit the authority of an owner or manager to evict, or the public housing agency to terminate assistance, to any tenant if the owner, manager, or public housing agency can demonstrate an actual and imminent threat to other tenants or those employed at or providing service to the property if the tenant is not evicted or terminated from assistance. (Section 8 (o)(7)(D)(v) of the U.S. Housing Act of 1937.)

* Nothing in Section 8 (0)(7)(D)(i) shall be construed to supersede any provision of any Federal, State, or local law that provides greater protection than Section 8 (o)(7)(D)(i) for victims of domestic violence, dating violence, or stalking. (Section 8 (o)(7)(D)(vi) of the U.S. Housing Act of 1937.)

In accordance with PIH Notice 2006-42 and PIH Notice 2007-05, Housing Authorities must be utilizing revised forms in the notice(s): form HUD 50066 Certification of Domestic Violence, Dating Violence or Stalking, form HUD 52641 Housing Assistance Payments Contract Section 8 Tenant-Based Assistance and form HUD 52641-A Tenancy Addendum Section 8 Tenant-Based Assistance Housing Choice Voucher Program.