

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> Rutland Housing Authority </u> PHA Code: <u> VT003 </u> PHA Type: <input checked="" type="checkbox"/> Small <input type="checkbox"/> High Performing <input checked="" type="checkbox"/> Standard <input checked="" type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): <u> 04/01/2010 </u>					
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: <u> 210 </u> Number of HCV units: <u> 70 </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	
					PH	HCV
5.0	5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.					
5.1	<p>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> <p style="text-align: center;">The Rutland Housing Authority is dedicated to building healthy, safe, vibrant neighborhoods by creating and offering service-enriched housing options.</p> <p style="text-align: center;"><u>Vision Statement:</u></p> <p>As a local Housing Authority committed to the needs of our community, our vision is to: BE A LEADER in the development of consumer driven, service enriched housing opportunities for the Rutland Region; BE RECOGNIZED for our commitment to the principals of sound property management, process improvement, excellence, stewardship of public resources, use of appropriate state of the art technologies, and outstanding customer service; PROMOTE community and resident participation and responsibility in developing healthy, safe and crime free communities; BE A CATALYST for resident involvement, education, family self sufficiency, diversified regional home ownership, healthy aging and independence.</p> <p style="text-align: center;"><u>Values Statement:</u></p> <p>The Rutland Housing Authority dedicates its efforts to providing an environment that nurtures: Families. We believe families thrive in communities that recognize the contributions of individuals and promote safety, stability, and independence. Communication. We are committed to providing timely, accurate and appropriate communication to all of our stakeholders. Integrity. We will strive for enhanced accountability and responsiveness to the ever changing needs of our diverse customers. Our relationships will be built on a foundation of fairness, loyalty, respect and credibility. Quality. We shall provide the highest quality product through ongoing evaluation and service improvements. Knowledge. We shall encourage the pursuit of knowledge so as to ensure organizational excellence, resident empowerment, and self-sufficiency. Cooperation. We value teamwork and the resulting synergies created through effective partnerships.</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.

1. Expand the supply of assisted housing:
 - Apply for additional Section 8 Housing Choice Vouchers if available
 - Reduce public housing vacancies
 - Leverage private or other public funds including the use of anticipated replacement funding, to create additional housing opportunities.
 - Acquire or build units in scattered site developments in connection with the Forest Park Redevelopment Initiative
2. Improve the quality of assisted housing:
 - Improve public housing management by regaining HUD “High Performer” designation
 - Improve voucher management by maintaining “High Performer” status and correcting any report errors
 - Increase customer satisfaction as measured by RASS and in-house surveys.
 - Concentrate on efforts to improve specific management functions including public housing finance; maintenance functions; lease enforcement; modernization activities and Section 8 Program administration.
 - Renovate or modernize public housing units through the Capital Fund Program and other available resources.
 - Demolish or dispose of obsolete public housing (Forest Park Redevelopment)
 - Provide replacement public housing (Forest Park Redevelopment) and scattered site initiatives.
 - Provide replacement vouchers (Forest Park Redevelopment)
3. Increase assisted housing choices:
 - Provide voucher mobility counseling through relocation counselors.
 - Conduct outreach efforts to potential voucher landlords
 - Expand voucher homeownership program to include 5 successful participants.
 - Implement public housing or other homeownership programs (Forest Park Redevelopment)
 - Maintain public housing site-based waiting lists: (previously implemented)
4. Provide an improved living environment:
 - Implement measures to de-concentrate poverty by bringing higher income public housing and tax credit households into the Forest Park mixed income community
 - Implement public housing security improvements designed to protect residents and property.
 - As appropriate, designate developments or buildings for particular resident groups (elderly, persons with disabilities, assisted living, etc.)
5. Promote self-sufficiency and asset development of assisted households:
 - Increase the number and percentage of employed persons in assisted families through the HOPE VI CSSP and/or a Family Self Sufficiency Action Plan and grant.
 - Maintain and expand supportive services to improve the’ employability of assisted residents.
 - Maintain and expand supportive services to increase independence for the elderly or families with disabilities
 - Secure Annual ROSS, FSS and state grants as available.
6. Ensure equal opportunity and affirmatively further fair housing:
 - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion, national origin, sex, familial status or disability
 - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion, national origin, sex, familial status or disability
 - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required.
7. Complete a revised five year strategic plan.

5.2 Progress Report Since Last 5 Year Plan

1. Expand the supply of assisted housing:
 - The RHA was unable to expand its Section 8 Program as HUD has issued no new vouchers for which small PHAs have been eligible.
 - Public Housing vacancies have been low with an average occupancy rate of over 97%
 - The Authority has been working with Housing Vermont to redevelop the Forest Park site. This initiative will result in the construction of 87 units including 9 affordable single-family homes and ten market rate units, with the balance being public housing and tax credit units.
2. Improve the quality of assisted housing.
 - The RHA achieved PHAS High Performer Status for two of its last three evaluations. The third and current score was 89% which is one point shy of High Performer Status. The Authority’s SEMAP scores have resulted in “High Performer” Status in four of the past five years.
 - Over the past five years the Authority has embarked on a restructuring of the organization designed to improve all management functions. Project based, property management will prepare us for our shift to a mixed finance environment.

- The Capital Fund Program has been used to modernize our Templewood Court and Sheldon Towers properties. Initiatives have included a new community building, fire system upgrades an emergency generator, paving, efficiency unit conversions and accessibility features to Templewood Court. Sheldon Towers has received kitchen and unit upgrades, a heating control system, a new roof and upgrades to the fire system. Modernization activities at Forest Park have been limited due to the planned redevelopment. As previously noted, the Rutland Housing Authority has secured a CFRC grant to demolish 37 units of obsolete public housing to be replaced with a mixed income, mixed finance neighborhood. It is anticipated that the balance of the project (38 units) will be demolished and disposed of in the next plan period. Replacement public housing and relocation vouchers will be carried over to the next plan as well.
- The RHA has received consistently positive feedback from residents through RASS and our annual satisfaction survey.

3. Increase assisted housing choices:

The RHA has achieved modest success in this area. Due to the fact that we have a well established, but small Section 8 Program, only limited mobility counseling, landlord outreach and homeownership promotion is required. One Section 8 Homeownership Program participant successfully transitioned into their own home. Additional Homeownership Program participants are anticipated as a result of the Forest Park Redevelopment. Public Housing site-based waiting lists continue to be offered at our Templewood Court and Sheldon Towers properties.

4. Provide an improved living environment:

In an attempt to de-concentrate poverty, the Authority initiated a preference for applicants with incomes between 50 and 80% of AMI. Enhanced security measures have been implemented through surveillance equipment (Sheldon Towers) and enhanced partnerships with local law enforcement. Designated housing status has not yet been secured for our elderly/disabled housing sites.

5. Promote self-sufficiency and asset development of assisted households:

Due to a lack of FSS case management, no data is available to document employability or employment rates in family housing. Increased tenant rents suggest a link with new or enhanced employment for these families. RHA residents of both Templewood Court and Sheldon Towers have been provided with resident service coordinators for the entire plan period. ROSS and state grants have been secured to fund this comprehensive service.

6. Ensure equal opportunity and affirmatively further fair housing:

The RHA has employed effective outreach to all communities so as to ensure equal opportunity and fair housing. The local media, flyers to local health and human service providers, community partnerships and word of mouth have been used to achieve this goal. Most recently the RHA secured a translation service to better meet the needs of our growing Spanish speaking tenant population.

PHA Plan Update

6.0

(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission.

The revised elements since the submission of the Streamlined Annual PHA Plan for Fiscal Year: 2009 are:

1.) **Eligibility, Selection and Admissions Policies, including Deconcentration and Wait List Procedures.**

- The Housing Choice Voucher Program wait list closed on November 22, 2009 due to the high number of current applicants and the wait time (3+ years).
- Minor revisions have been made to the ACOP that went into effect 12/08/08.

2.) **Financial Resources.** Rutland Housing Authority received two Capital Fund Recovery grants including \$392,491 in formula grant funds for Sheldon Towers unit upgrades and \$2,346,500 in Capital Fund Recovery Competitive Grant funding for Phase 1 of the Forest Park Redevelopment and Neighborhood Renewal Initiative.

3.) **Rent Determination.** No change.

4.) **Operation and Management.** No change.

5.) **Grievance Procedures.** No change.

6.) **Designated Housing for Elderly and Disabled Families.** No change.

7. **Community Service and Self-Sufficiency.** No changes, however, the Rutland Housing Authority is seeking to develop a program to enhance the economic and social self-sufficiency of assisted families, and to secure FSS Program funding.

8.) **Safety and Crime Prevention.** No change.

9.) **Pets.** No change.

10.) **Civil Rights Certification.** No change.

11.) **Fiscal Year Audit.** No change and no findings.

12.) **Asset Management.** No change.

13.) **Violence Against Women Act (VAWA).** See section 10.0.

(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. All documents may be obtained at the Rutland Housing Authority, 5 Tremont St., Rutland, VT

	<p>Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. <i>Include statements related to these programs as applicable.</i></p> <p>a. <u>HOPE VI Mixed Finance Modernization or Development:</u> The Rutland Housing Authority submitted a HOPE VI Public Housing Revitalization grant application in November of 2009. The intent of this proposal is to complete phase two of the Forest Park Redevelopment and Neighborhood Renewal Initiative. Forest Park is a 75 unit family housing site that, together with Templewood Court (60 units) and Sheldon Towers (75 units), makes up project number VT 003000001.</p> <p>This phase will result in the completion of a total redevelopment of this blighted site. Nine buildings containing 38 units will be demolished and replaced with 26 new buildings containing 45 rental units, nine for sale affordable homes, a community center, gardens and a playground. The new development will be a mixed income community with units ranging from 1 to 4 bedrooms.</p> <p>HOPE VI Funds will be combined with \$605,000 in Low Income Housing Tax Credits which were secured in October of 2009. Additionally, the RHA either has or will soon submit applications with the Federal Home Loan Bank of Boston, the Vermont Community Development Program (CDBG), Vermont Housing Conservation Board (HOME) and a legislative appropriation. This proposed Mixed Finance project is scheduled for completion in 2013.</p> <p>b. <u>Demolition and/or Disposition:</u> The Rutland Housing Authority has a pending Demolition and Disposition application for phase one of the Forest Park Redevelopment and Neighborhood Renewal Initiative. This phase of the redevelopment will result in the demolition of eight buildings containing thirty-seven public housing units including nine two bedroom, sixteen three bedroom, eleven four bedroom and one two bedroom accessible unit. As noted in 7(a) phase two is a component of the complete redevelopment of Forest Park.</p> <p>Phase 1 will result in the construction of 7 new buildings with 33 units including six one bedroom units averaging 825 square feet, 14 two bedroom units averaging 895 square feet and 13 three bedroom units averaging 1185 square feet. In addition to the construction of new units, phase 1 includes all infrastructure, roads, parking, new water and wastewater lines and a new storm water treatment system. All phase one and phase two units will meet accessibility requirements.</p> <p>All funds have been secured for the implementation of this phase including \$2.34 million in Competitive Capital Fund: Public Housing Transformation funds, \$495,000 in Low Income Housing Tax Credits, \$765,000 in CDBG Funds, \$720,000 in HOME and Vermont Housing Conservation Board Funds and \$126,500 from RHA reserves.</p> <p>It is anticipated that the Demolition/Disposition application, permitting, final approvals, contractor selection and relocation will be completed by August of 2010.</p> <p>c. <u>Conversion of Public Housing:</u> No activities regarding the conversion of Public Housing to tenant based assistance are planned for the period 2010 through 2014.</p> <p>d. <u>Homeownership:</u> The Authority is planning to construct nine affordable single family homes as part of the HOPE VI Forest Park Redevelopment Initiative. This application was submitted in November, 2009.</p> <p>e. <u>Project-Based Vouchers:</u> The Authority will not use the project based voucher program during the plan period.</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>As attached</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>As attached.</p>
8.3	<p>Capital Fund Financing Program (CFFP).</p> <p><input checked="" type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements.</p>

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

The HUD Consolidated Plan for Housing and Community Development Programs for the State of Vermont reveals that although fairly affordable compared with other counties, low-income Rutland County residents still struggle with few rental housing options. Households earning \$33,235 per year (80% of the estimated county median household income) can afford to pay about \$831 monthly for rent (including utilities). In 2005, an estimated 6,596 affordable rental units were available with rents ranging from \$1 to \$831. However, slightly more than one-half of these units are estimated to be occupied by upper income households and an additional five percent are assumed to be vacant at any given point in time, leaving only about 3,029 units available for low-income households, a shortage of 1,950 affordable rental units in Rutland. Affordable housing built by Rutland County's affordable housing developers (mid 1970s to 2004) provides for about 24% of low-income renter households in 2005. There is a current "gap" of 749 units in affordable elderly rental housing and 3,060 units in non-elderly.

9.0 In rental housing development, bedroom sizes are an important consideration. Details about types of subsidized rental units show that, as expected, apartments for elderly tenants are smaller in size, with one bedroom apartments most prevalent. For non-elderly or non-disabled residents, apartment sizes tend to be larger. In Rutland County, between 2005 and 2010, there is a need for new construction of 600 owner-occupied homes to bridge the gap in supply and the expected demand from 18,572 owner households in 2010.

The proportion of Rutland County households with household members over 62 years of age is growing at a rate more than double the rate of all households between 2000 and 2010. The level of change for low-income older households (below 80% of median income) is keeping pace with other growth rates in Rutland, with more than 4,458 households expected by 2010, representing a change of 5.6% between 2000 and 2010. This reflects the first decade of the "baby boom" population cohort as it begins to affect elder households and longer life expectancies for older residents.

The RHA is currently working on a demonstration project to improve the delivery of long term care services to resident of congregate housing.

The 2000 Census showed that Rutland County's lowest-income households were much more likely to have mobility and/or self care limitations **and** housing problems (as measured by cost burden, and/or overcrowding, and/or without adequate plumbing or kitchen facilities).

In general, Vermont's housing stock is old. This corresponds to housing quality issues and the potential need for housing rehabilitation as opposed to new housing. Rutland's is older than the state average, with 38.1% built prior to 1939. In fact, Rutland has the second highest percent in the state. On the other hand, less than 5.3% of the housing stock was built since 1998, which is a lower rate than most other Vermont counties.

In Rutland, about 58% of the total subsidized housing stock is designated for elderly households. Typically, most non-elderly low-income renter households rent homes through the private rental market. In Rutland County, about 14% of non-elderly low-income rental households live in subsidized housing stock. These 1,175 subsidized units do not include "affordable" rental units in the marketplace occupied by low-income households and the associated needs/gaps for that type of housing.

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.**

The Authority has been working diligently with many partners to redevelop the Forest Park site. This initiative will result in the construction of 87 units including 9 affordable single-family homes and ten market rate units, with the balance being public housing and tax credit units.

Over the past five years the Authority has embarked on a restructuring of the organization designed to improve all management functions. Project based property management will prepare us for our shift to a mixed finance environment.

The RHA has achieved modest success in increased assisted housing choice. A Section 8 Homeownership Program participant was recently successful in transiting into her own home. Additional participants are anticipated as a result of the Forest Park Redevelopment. Public Housing site-based waiting lists continue to be offered at our Templewood Court and Sheldon Towers properties.

In an attempt to de-concentrate poverty, the Authority initiated a preference for applicants with incomes between 50 and 80% of AMI.

Enhanced security measures have been implemented through surveillance equipment (Sheldon Towers) and enhanced partnerships with local law enforcement.

The Authority is researching Designated Housing status for our elderly/disabled housing sites.

The RHA will evaluate the possibility of converting part of its high-rise building to assisted living.

Increased tenant rents suggest a link with new or enhanced employment for these families.

RHA residents of both Templewood Court and Sheldon Towers have been provided resident service coordinators for the entire plan period. ROSS and state grants have been secured to fund these comprehensive services.

The RHA has employed effective outreach to all communities so as to ensure equal opportunity and fair housing. The local media, flyers to local health and human service providers, community partnerships and word of mouth have been used to achieve this goal. Most recently the RHA secured a translation service to better meet the needs of our growing Spanish speaking tenant population.

The Authority will work with local non-profit housing developers to maximize the potential benefits of the replacement funding resulting from the Demolition and Disposition of the Forest Park public housing units.

The Authority will work to implement the Seniors Aging Successfully at Home (SASH) initiative to improve long term care services to affordable housing residents.

9.1

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

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

Rutland Housing Authority has applied for a Hope XI Grant for the Forest Park Redevelopment and Neighborhood Renewal Initiative. If approved, the grant will supply the necessary funds to rebuild our Forest Park site with additional housing in a mixed finance, mixed income development. Approval of the grant will also provide several relocation vouchers for the existing tenants at Forest Park.

The Rutland Housing Authority has a preference for applicants with incomes between 50 and 80% of AMI in an attempt to de-concentrate poverty.

Rutland Housing Authority was successful in assisting a resident in the purchase of a home with her Housing Choice Voucher, although RHA had to port the Voucher since it was out of our jurisdiction.

The Authority has embarked on a restructuring of the organization designed to improve all management functions. Project based property management will prepare us for our shift to a mixed finance environment.

New or enhanced employment for families as evidenced by increased tenant rents.

Designated housing status for our elderly/disabled housing sites is in our plan.

Rutland Housing Authority has renovated and modernized several units at our Sheldon Towers site.

Rutland Housing Authority has implemented public housing security improvements by installing a closed circuit system at our Sheldon Towers site.

Rutland Housing Authority has continued supportive services to increase independence for the elderly or families with disabilities through grants such as ROSS.

The RHA has employed effective outreach to all communities so as to ensure equal opportunity and fair housing. The local media, flyers to local health and human service providers, community partnerships and word of mouth have been used to achieve this goal. Most recently the RHA secured a translation service to better meet the needs of our growing Spanish speaking tenant population.

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

Substantial deviations from the 5-Year Plan and significant amendments or modifications to the Annual Plan will result in the Rutland Housing Authority subjecting these changes to the policies or activities to full public hearing and HUD review before implementation.

The Rutland Housing Authority shall define substantial deviation from the 5-Year Plan or significant amendment or modification to the Annual Plan as any of the following actions:

- Changes to rent or admissions policies or to the organization of the waiting list;
- Additions of non-emergency work items (items not included in the current Annual Statement or 5-Year Annual Plan) or change in use of replacement reserve funds under the Capital Fund;
- Any change with regard to demolition or disposition, designation or conversion activities.

An exception to this definition will be made for any of the above that are adopted to reflect changes in HUD regulatory requirements; such changes will not be considered significant amendments by the Rutland Housing Authority.

10.0

PHA Statement of Compliance with the Violence Against Women Act

The Rutland Housing Authority (RHA) has adopted a policy (the “RHA VAWA Policy”) to implement applicable provisions of the Violence Against Women and Department of Justice Reauthorization Act of 2005 (Pub. L. 109 – 162) (VAWA). RHA’s goals, objectives and policies to enable RHA to serve the needs of child and adult victims of domestic violence, dating violence and stalking, as defined in VAWA, are stated in the RHA VAWA Policy and the Rutland Housing Authority Admissions and Continued Occupancy Policy.

In addition:

- a. The following activities, services or programs are provided by RHA, directly or in partnership with other service providers, to child and adult victims of domestic violence, sexual assault or stalking:

Resident Service Coordination and referrals to relevant service providers including: Rutland County Women’s Network, Rutland City Police Department, Rutland County Parent Child Center, Vermont Achievement and Vermont Children’s Aid Society.

- b. The following activities, services or programs are provided by RHA to help child and adult victims of domestic violence, dating violence, sexual assault, or staking maintain housing:

Resident Service Coordination and referrals to relevant service providers including: Rutland County Women’s Network, Rutland County Housing Coalition, Rutland County Parent Child Center, and Vermont Children’s Aid Society.

- c. The following activities, services or programs are provided by RHA to prevent domestic violence, dating violence, sexual assault and stalking, or to enhance victim safety in assisted families:

Resident Service Coordination and referrals to relevant service providers including: Rutland County Women’s Network, Rutland City Police Department, Rutland County Parent Child Center, Vermont Achievement and Vermont Children’s Aid Society.

11.0	<p>Required Submission for HUD Field Office Review. In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. Note: Faxed copies of these documents will not be accepted by the Field Office.</p> <ul style="list-style-type: none">(a) Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i> (which includes all certifications relating to Civil Rights)(b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only)(c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only)(d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only)(e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (PHAs receiving CFP grants only)(f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.(g) Challenged Elements(h) Form HUD-50075.1, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only)(i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (PHAs receiving CFP grants only)
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This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937, as amended, which introduced 5-Year and Annual PHA Plans. The 5-Year and Annual PHA plans provide a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public of the PHA's mission and strategies for serving the needs of low-income and very low-income families. This form is to be used by all PHA types for submission of the 5-Year and Annual Plans to HUD. Public reporting burden for this information collection is estimated to average 12.68 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information, and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

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

Instructions form HUD-50075

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

1.0 PHA Information

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

2.0 Inventory

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

3.0 Submission Type

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

4.0 PHA Consortia

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

5.0 Five-Year Plan

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

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

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

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

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

PHA Plan Elements. (24 CFR 903.7)

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

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

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

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

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

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

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

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

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

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

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

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

8.2 Capital Fund Program Five-Year Action Plan

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

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

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

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

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

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

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

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

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

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

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

Part I: Summary

PHA Name: Rutland Housing Authority VT 003	Grant Type and Number Capital Fund Program Grant No: VT36S00350109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval: 2008
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Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:1)
 Performance and Evaluation Report for Period Ending: 09-30-2009 Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	39,249	20,000	0	0
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	353,242	372,491	298,667	0
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

¹ To be completed for the Performance and Evaluation Report.

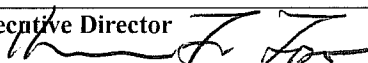
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

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: Rutland Housing Authority VT 003		Grant Type and Number Capital Fund Program Grant No: VT36S00350109 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant:2009 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: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 09-30-2009 <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)	392,491	392,491	298,667	0	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					
Signature of Executive Director 		Date 01-11-2009		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		Grant Type and Number		Federal FFY of Grant: 2009				
PHA Name: Rutland Housing Authority VT 003		Capital Fund Program Grant No: VT36S00350109 CFFP (Yes/ No): Replacement Housing Factor Grant No:						
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	
VT003000001								
Sheldon Towers	Unit Renovations inclusive of kitchens, interior doors, closets and trim	1460		353,242	355,491			
	Asbestos Removal	1460		0	12,000			
	Turnover cleaning	1460		0	5,000			
	Administration	1410		39,249	20,000			
	Total			392,491	392,491			

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

² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name:			Grant Type and Number Capital Fund Program Grant No: CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant:		
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	

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: Rutland Housing Authority VT 003					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	
VT003000001	03/17/2010		03/17/2012		

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 III: Implementation Schedule for Capital Fund Financing Program					
PHA Name:				Federal FFY of Grant:	
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	

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

Part I: Summary		
PHA Name: Rutland Housing Authority VT 003	Grant Type and Number Capital Fund Program Grant No: VT 36P00350110 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2010 FFY of Grant Approval: 2009

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

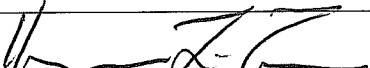
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³	51,000			
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	14,160			
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	218,099			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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 I: Summary					
PHA Name: Rutland Housing Authority VT 003	Grant Type and Number Capital Fund Program Grant No: VT 36P00350110 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant:2010 FFY of Grant Approval: 2009			
Type of Grant					
<input checked="" type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no:)	
<input type="checkbox"/> Performance and Evaluation Report for Period Ending:		<input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	283,259			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director 		Date 01/11/2010		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		Grant Type and Number			Federal FFY of Grant: 2010			
PHA Name: Rutland Housing Authority VT 003		Capital Fund Program Grant No: VT 36P00350110 CFFP (Yes/ No): Replacement Housing Factor Grant No:						
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	
VT 003000001								
Templewood Court	Replacement of obsolete windows and doors Phase I	1460		218,099				
	Fees and costs: Architect	1430		14,160				
Agency Wide	Operations	1406		51,000				

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 II: Supporting Pages								
PHA Name:		Grant Type and Number Capital Fund Program Grant No: CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant:			
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	

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: Rutland Housing Authority VT 003				Federal FFY of Grant: 2010	
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	
VT 003000001	09/2012		09/2014		

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 III: Implementation Schedule for Capital Fund Financing Program					
PHA Name:				Federal FFY of Grant:	
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	

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: Rutland Housing Authority VT 003	Grant Type and Number Capital Fund Program Grant No: VT36P00350109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval: 2008
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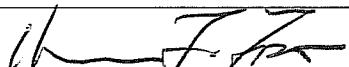
Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:1)
 Performance and Evaluation Report for Period Ending: 09-30-2009 Final Performance and Evaluation Report

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	28,326	28,326	28,326	0
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	15,000	0	0	0
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	0	10,078	10,078	0
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	239,933	244,855	244,855	0
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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: Rutland Housing Authority VT 003		Grant Type and Number Capital Fund Program Grant No: VT36P00350109 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant:2009 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: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 09-30-2009 <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)	283,259	283,259	283,259	0	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					
Signature of Executive Director 		Date 01/11/2010		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 III: Implementation Schedule for Capital Fund Financing Program					
PHA Name:				Federal FFY of Grant:	
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	

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 II: Supporting Pages								
PHA Name: Rutland Housing Authority VT 003			Grant Type and Number Capital Fund Program Grant No: VT36P00350109 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	
VT003000001								
Sheldon Towers	Unit Renovations	1460		239,993	244,855	244,855	0	
	I							
	Administration	1410		15,000	0	0	0	
	Fees and Costs	1430		0	10,078	10,078		
Housing Authority Wide	Operations	1406		28,326	28,326	0	0	
	Total			283,529	283,529	283,259	0	

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

² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name:		Grant Type and Number Capital Fund Program Grant No: CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant:			
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	

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 I: Summary

PHA Name: Rutland Housing Authority VT 003	Grant Type and Number Capital Fund Program Grant No: VT36P00350109 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval: 2008
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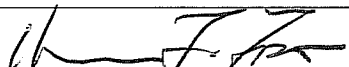
Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:1)
 Performance and Evaluation Report for Period Ending: 09-30-2009 Final Performance and Evaluation Report

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	28,326	28,326	28,326	0
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	15,000	0	0	0
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	0	10,078	10,078	0
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	239,933	244,855	244,855	0
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				

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: Rutland Housing Authority VT 003		Grant Type and Number Capital Fund Program Grant No: VT36P00350109 Replacement Housing Factor Grant No: Date of CFFP:			FFY of Grant:2009 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: 1)		
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 09-30-2009				<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)	283,259	283,259	283,259	0	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Energy Conservation Measures					
Signature of Executive Director		Date 01/11/2010		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 III: Implementation Schedule for Capital Fund Financing Program					
PHA Name:				Federal FFY of Grant:	
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	

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 II: Supporting Pages								
PHA Name: Rutland Housing Authority VT 003			Grant Type and Number Capital Fund Program Grant No: VT36P00350109 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	
VT003000001								
Sheldon Towers	Unit Renovations	1460		239,993	244,855	244,855	0	
	I							
	Administration	1410		15,000	0	0	0	
	Fees and Costs	1430		0	10,078	10,078		
Housing Authority Wide	Operations	1406		28,326	28,326	0	0	
	Total			283,529	283,529	283,259	0	

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
² To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages								
PHA Name:		Grant Type and Number Capital Fund Program Grant No: CFFP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant:			
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	

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: Rutland Housing Authority VT 003				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	
VT003000001	09-14-2011	09-30-09	09-14-2013		

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.

Part III: Implementation Schedule for Capital Fund Financing Program					
PHA Name: Rutland Housing Authority VT 003				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	
VT003000001	09-14-2011	09-30-09	09-14-2013		

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.

Rutland Housing Authority (VT-003)

5 Year and Annual Plan 2010-2014

Attachment 11.f and 11.g

11.0 Required Submission for HUD Field Office Review

f. Resident Advisory Boards (RAB) Comments:

The Rutland Housing Authority Resident Advisory Board met on November 24, 2009 to review and provide comments on the Five Year Plan including proposed policy changes, priorities and Capital Fund Program expenditures. Additionally, residents and the public were provided with the opportunity to submit written comments during the 45 day review period or oral testimony at a Public Hearing held on January 11, 2010 at the Authority's administrative offices. Attendance lists, meeting minutes and written submissions are on file at the Rutland Housing Authority, 5 Tremont Street, Rutland, Vermont 05701.

Resident comments on the Five Year Plan were limited to the items listed on the RHA Capital Fund Program budgets for 2010 and 2010 through 2014. Specific areas of concern or interest included doors, windows, exterior lighting and ramps at Templewood Court; heating systems, bathrooms and additional accessible units at Sheldon Towers; and the long range plan for the redevelopment of Forest Park. All items were addressed within the five year plan period and did not require substantive analysis or modifications to the plan. Year one of the plan will focus on replacement doors and windows for Templewood Court. The Authority has commissioned a Physical Needs Assessment to assist in prioritizing the balance of the work items on the five year plan.

Continued resident involvement will be solicited to ensure that policies, objectives and modernization priorities are consistent with both resident and management needs.

g. There were no challenged elements to the RHA Five Year and Annual Plan for 2010 through 2014.

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 Rutland Housing Authority VT 03		Locality Rutland, VT			<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
A.	Development Number and Name Rutland Housing Authority VT 003000001	Work Statement for Year 1 FFY <u>2010</u>	Work Statement for Year 2 FFY <u>2011</u>	Work Statement for Year 3 FFY <u>2012</u>	Work Statement for Year 4 FFY <u>2013</u>	Work Statement for Year 5 FFY <u>2014</u>
B.	Physical Improvements Subtotal	Annual Statement	198,260	198,260	198,260	198,260
C.	Management Improvements					
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration					
F.	Other		10,000	10,000	10,000	10,000
G.	Operations		50,000	50,000	50,000	50,000
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service		25,000	25,000	25,000	25,000
K.	Total CFP Funds		283,259	283,259	283,259	283,259
L.	Total Non-CFP Funds					
M.	Grand Total	283,259	283,259	283,259	283,259	283,259

Capital Fund Program—Five-Year Action Plan

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

Part I: Summary (Continuation)						
PHA Name/Number		Locality Rutland, VT			<input checked="" type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:
A.	Development Number and Name Rutland Housing Authority VT003000001	Work Statement for Year 1 FFY <u>2010</u>	Work Statement for Year 2 FFY <u>2011</u>	Work Statement for Year 3 FFY <u>2012</u>	Work Statement for Year 4 FFY <u>2013</u>	Work Statement for Year 5 FFY <u>2014</u>
		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>2013/2014</u> FFY <u>2013</u>			Work Statement for Year: <u>2014/2015</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	VT003000001			VT003000001		
Annual	Templewood Court 1460 Building upgrades, exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities		90,000	Templewood Court 1460 Building upgrades, exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities		90,000
Statement	Templewood Court 1450 Site improvements, walkways, parking lots and grounds		34,000	Templewood Court 1450 Site improvements, walkways, parking lots and grounds		34,000
	Sheldon Towers 1460 Building upgrades: Exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities and a/c		40,000	Sheldon Towers 1460 Building upgrades: Exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities and a/c		40,000
	Sheldon Towers 1450 Site improvements, walkways, parking lots and grounds		34,259	Sheldon Towers 1450 Site improvements, walkways, parking lots and grounds		34,259

Capital Fund Program—Five-Year Action Plan

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

	Subtotal of Estimated Cost	\$198,259		Subtotal of Estimated Cost	\$198,259	

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY <u>2010</u>	Work Statement for Year <u>2011/2012</u> FFY <u>2011</u>			Work Statement for Year: <u>2012/2013</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	VT003000001			VT003000001		
Annual	Templewood Court 1460 Building upgrades, exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities		90,000	Templewood Court 1460 Building upgrades, exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities		90,000
Statement	Templewood Court 1450 Site improvements, walkways, parking lots and grounds		34,000	Templewood Court 1450 Site improvements, walkways, parking lots and grounds		34,000
	Sheldon Towers 1460 Building upgrades: Exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities and a/c		40,000	Sheldon Towers 1460 Building upgrades: Exterior painting, heating, electric, window replacement, doors, roof, bathrooms, utilities and a/c		40,000
	Sheldon Towers 1450 Site improvements, walkways, parking lots and grounds		34.259	Sheldon Towers 1450 Site improvements, walkways, parking lots and grounds		34.259

