

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 8/30/2011
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1.0	PHA Information PHA Name: <u>Housing Authority of the City of Long Beach</u> PHA Code: <u>CA068</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>10/2013</u>				
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: _____ Number of HCV units: <u>6,636</u>				
3.0	Submission Type <input type="checkbox"/> 5-Year and Annual Plan <input checked="" type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only				
4.0	PHA Consortia <u>N/A</u> <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
	PHA 1:				PH HCV
	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: Not applicable. Contained in the 5-Year Plan for FY2010-2014				
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. Not applicable. Contained in the 5-Year Plan for FY2010-2014				
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: There have not been any material changes to our Administrative Plan since our 5-Year Plan for 2010-2014 was submitted. However the following event has occurred under the Rent Determination Plan Element:</p> <ul style="list-style-type: none"> HACLB has been chosen and is currently participating in the Small Area Fair Market Rents (SAFMR) Demonstration Project. <p>HACLB plans to make upcoming proposals under the following Plan Elements:</p> <p>Rent Determination:</p> <ul style="list-style-type: none"> Proposal to change HACLB'S minimum rent from \$25 per month to \$50 per month. <p>Operation and Management:</p> <ul style="list-style-type: none"> Proposal to design procedures in the event that HACLB determines the need to terminate families from our HCV Program <p>Also, please see attachment #1 regarding our Violence Against Women Act (VAWA) Policies and Procedures.</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. HACLB's plan can be obtained from HACLB's office at 521 E. 4th Street, Long Beach, CA 90802 and also at HACLB's website at www.HACLB.org.</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> Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing – Not Applicable</p> <p>HACLB will continue to explore and pursue the HCV Homeownership option and currently there are 3 homeowners on the program. Also, HACLB will continue to provide opportunities for financial literacy classes with the hope that more participants will qualify for the HCV Homeownership Program in the future. The project-based development, the Palace Hotel, provides up to 13 single units to house young adults aging out of the foster care system. Residents at this development are linked to educational, career and job training resources within the City of Long Beach through the City's Human Resources' Department and Workforce Development Bureau. The project is doing well and is fully occupied at this time. Two new developments that will provide housing for our special needs residents have been selected for additional project-basing projects. These developments will involve new construction and should be completed within the next two years, if all funding is available.</p>				

8.0	Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.
8.1	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. N/A
8.2	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. N/A
8.3	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. N/A
9.0	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. Not applicable. Contained in the 5-Year Plan for FY2010-2014
9.1	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. Not applicable. Contained in the 5-Year Plan for FY2010-2014
10.0	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. Not applicable. Contained in the 5-Year Plan for FY2010-2014 (b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification" Not applicable. Contained in the 5-Year Plan for FY2010-2014
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. (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)

Attachment #1

Violence Against Women Act (VAWA)

HACLB complies with the Violence Against Women Act (VAWA) and recognizes 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 or other “good cause” for termination of the assistance, tenancy, or occupancy rights of a victim of abuse. In addition, criminal activity directly relating to abuse, engaged in by a member of a tenant’s household or any guest or other person under the tenant’s control, shall not be cause for termination of assistance, tenancy or occupancy rights, if the tenant or immediate family member of the tenant’s family is the victim or threatened victim of that abuse. HACLB’s activities, goals, and objectives with regards to VAWA are as follows:

- HACLB sets aside five vouchers per year for applicants of the HCV Program who are victims of domestic violence, dating violence, sexual assault or stalking.
- HACLB provides priority moves/ports for victims of domestic violence, dating violence, sexual assault or stalking.
- HACLB will provide individual briefing sessions for victims of domestic violence, dating violence, sexual assault or stalking.
- HACLB will continue to educate staff on VAWA requirements.
- HACLB will continue to take steps to ensure that families participating on all of our housing programs are aware of the protections and rights offered under VAWA.
- HACLB will continue to take steps to ensure that property owners participating on all of our housing programs are aware of their responsibilities and the requirements related to VAWA, as stated in their Housing Assistance Payment (HAP) contract.

**PHA Certifications of Compliance
with PHA Plans and Related
R e g u l a t i o n s**

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 08/30/2011

**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 ___ 5-Year and/or Annual PHA Plan for the PHA fiscal year beginning, 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.

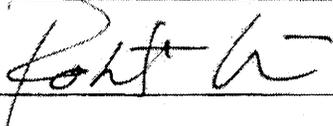
HOUSING AUTHORITY OF THE CITY OF LONG BEACH
PHA Name

CA068
PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20 - 20

Annual PHA Plan for Fiscal Years 2013- 2014

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 DR. ROBERT GARCIA	Title CHAIR, HOUSING AUTHORITY COMMISSION
Signature 	Date 5/21/2013

Civil Rights Certification

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
Expires 08/30/2011

Civil Rights Certification

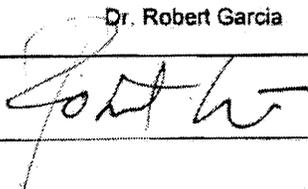
Annual Certification and Board Resolution

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.

Housing Authority of the City of Long Beach
PHA Name

CA068
PHA Number/HA Code

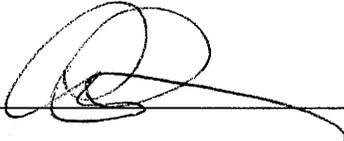
<small>I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)</small>	
Name of Authorized Official Dr. Robert Garcia	Title Chair, Housing Authority Commission
Signature 	Date 5/21/2013

**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
OMB# 2577-0226
Expires 08/30/2011**

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

I, Angela Reynolds, AICP, the Deputy Director of Development for Neighborhood Services
certify that the Five Year and Annual PHA Plan of the Housing Authority of the City of Long
Beach is consistent with the Consolidated Plan of the City of Long Beach prepared pursuant to
24 CFR Part 91.



5/14/2013

Signed / Dated by Appropriate State or Local Official

Housing Authority of the City of Long Beach
Resident Advisory Board (RAB) Meeting
June 4, 2013

- Meeting began at 5:08

Attendees:

Shanetta Daniels
Katherine Garza
Derrick Gilbert
Francine Hall
Fritzie Harris
Tracey Johnson
Eric McCraney
Anton Pearson
Norrell Perez
Gordon Pinkney
Estella Quintana
Rebecca Reyes
Mayra Veras
Tina Walker
Lawrence Weathers
Billy Allen
Alma Whitehurst
Christy Alvarez
Francisco Hernandez
Jennifer Eads
Cynthia Booth

Staff:

Darnisa Tyler, Deputy Executive Director
Elise Smith, Administrative Analyst
Sharon Moore, FSS Coordinator
Monique Lathrop, Secretary

- Welcome by Deputy Executive Director
- Introduction of Staff
- PowerPoint Presentation

Questions were raised and discussions ensued regarding the items listed below:

- ✓ VASH Program has grown over the past few years as the current administration has made helping homeless veterans a priority and has made funding available.
- ✓ The question was asked regarding VASH funding and if it is available only to certain Housing Authorities across the country. It was discussed that because of

the case management component that there are limited Housing Authorities that (1) apply for the program and (2) are in close enough proximity to the Veterans Affairs Hospital to actually have partnership with the mental health staff.

- ✓ Inquiry regarding the VASH funding being more of a sure thing than the HCV funding. Response was that we have money specifically set aside for VASH participants and there is more funding available for VASH but the administrative and case management funding is tied to our admin funds and we will have money for rents but less money for those administering the program. So there is no sure thing.
- ✓ HACLB HCV Waiting List has been closed since 2003
- ✓ Family Self-Sufficiency Program goals and benefits including the escrow account were discussed. Also discussed were the resources that are available thru the program, such as job training, GED programs, and financial literacy training.
- ✓ Fair Market Rents were discussed and HACLB's participation in the Small Area FMR Demonstration Project.
- ✓ Discussion about the Small Area FMR Demonstration Project and the changes in rents and what the change means to the program participants.
- ✓ Sequestration was discussed and how the cuts will impact the HCV program
- ✓ HACLB is encouraging families to stay put during this time due to the Sequestration cuts. The across the board cuts may mean that families that are unattached to a unit may lose their vouchers if we have to reduce the number of families that we can serve.
- ✓ Question was raised as to who will be the first to be cut from the program if families need to be cut. Response was that we know who will not be cut first and that will include the elderly, the disabled, and families with children under six years old.
- ✓ Several questions were asked about individual situations and the Deputy Director asked that they stay after the meeting to discuss individual concerns.
- ✓ We are no longer allowing 120 days for participants in the move process to find a new unit. The amount of time given is now 60 days. Once again, this is because we are not encouraging participants to spend more time than necessary unattached to a unit.
- ✓ Sequestration cuts for 2013 may extend well into 2018 and we could lose funding that will equate to the loss of rental assistance to 300 families.

- ✓ Discussion about the importance of being in the Family Self-Sufficiency program. In the event that we lose funding, those who are in the process of becoming self-reliant and require a smaller subsidy may not be cut.
- ✓ Will the participants be notified that we are in the process of cutting families from the program? Once it becomes inevitable that cutting families from the program is our only recourse then we will have to go before our board of commissioners to get approval to make the cuts and how the cuts will be administered. We will then publish the information in our tenant newsletter.
- ✓ How can participants voice their concerns to HUD regarding the need for rental assistance? The advice was given to contact your congressman/woman. Staff will research the congressional district and put the contact information on our website.
- ✓ Why doesn't HUD own property that Section 8 voucher holders can rent to own? According to the participant the \$1000 per month that HUD pays to subsidize rents can be used to pay a house note. No answer for that question. However, the FSS Home ownership program can help participants fulfill their goal of home ownership.
- ✓ Are they (HUD) considering eliminating the FSS program? No
- ✓ Does the participant lose the money in their escrow account if HACLB runs out of funding? Not sure because we've never had that happen before. HUD usually honors its contracts so if the money is being set aside on the participant's behalf in an escrow account that is part of your FSS contract, then the money belongs to the tenant.
- ✓ Proposal: Change minimum rents from \$25 to \$50
- ✓ HACLB's participation in the Small Area Fair Market Rent (SAFMR) Demonstration Program was discussed, and how it will affect owners and clients.
- ✓ Proposal: In the event of severe cuts in funding where families will have to be terminated from the program those participant families who are seniors, disabled, or have children under 6 years old will not be terminated.
- Unanimous decision to pass the FY2013 – FY2014 Annual Plan.