

5-Year PHA Plan (for All PHAs)

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

OMB No. 2577-0226
Expires: 02/29/2016

Purpose. 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, goals and objectives for serving the needs of low- income, very low- income, and extremely low- income families

Applicability. Form HUD-50075-5Y is to be completed once every 5 PHA fiscal years by all PHAs.

A.	PHA Information.																																
A.1	<p>PHA Name: <u>Le County HRA/MVAC</u> PHA Code: <u>MN171</u></p> <p>PHA Plan for Fiscal Year Beginning: <u>10/01/2020</u> PHA Plan Submission Type: <input checked="" type="checkbox"/> 5-Year Plan Submission <input type="checkbox"/> Revised 5-Year Plan Submission</p> <p>Availability of Information. In addition to the items listed in this form, PHAs must have the elements listed below readily available to the public. A PHA must identify the specific location(s) where the proposed PHA Plan, PHA Plan Elements, and all information relevant to the public hearing and proposed PHA Plan are available for inspection by the public. Additionally, the PHA must provide information on how the public may reasonably obtain additional information on the PHA policies contained in the standard Annual Plan, but excluded from their streamlined submissions. 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 their official websites. PHAs are also encouraged to provide each resident council a copy of their PHA Plans.</p> <p><input type="checkbox"/> PHA Consortia: (Check box if submitting a Joint PHA Plan and complete table below)</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th rowspan="2">Participating PHAs</th> <th rowspan="2">PHA Code</th> <th rowspan="2">Program(s) in the Consortia</th> <th rowspan="2">Program(s) not in the Consortia</th> <th colspan="2">No. of Units in Each Program</th> </tr> <tr> <th>PH</th> <th>HCV</th> </tr> </thead> <tbody> <tr> <td>Lead PHA:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	Participating PHAs	PHA Code	Program(s) in the Consortia	Program(s) not in the Consortia	No. of Units in Each Program		PH	HCV	Lead PHA:																							
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B.	5-Year Plan. Required for <u>all</u> PHAs completing this form.					
B.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. It is the intent of the LeSueur County Housing and Redevelopment Authority to provide the opportunity for safe, decent and sanitary housing that will improve the lives of the citizens who are in need through creative partnerships with public and private collaborators throughout LeSueur County. See attachment Exhibit A for the details of the housing needs of the families currently on the LeSueur County waiting list.</p>					
B.2	<p>Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low- income, very low- income, and extremely low- income families for the next five years.</p> <ul style="list-style-type: none"> *Maintain "High Performer" status under HUD's Section 8 Management Assessment Program (SEMAP). *Continue to increase voucher payment standards - only if needed to maintain maximum utilization. *Ensure Equal Opportunity in Housing for all Americans; undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion, national origin, sex, familial status and disability. *Implementation of the provisions of VAWA as outlined in the federal regulations. Continued education of VAWA to inform all program participants of their rights under the act annually. Also, inform landlords of their responsibilities on an annual basis as spelled out in the federal regulations of the VAWA guidelines. *Work with the Minnesota Valley Action Council to provide services on an annual basis for all participants to include financial resources for primary heat (energy assistance), crisis funding (funding to prevent shut offs) repair funding and potentially weatherization (financial resources listed on Exhibit B). 					
B.3	<p>Progress Report. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.</p> <ul style="list-style-type: none"> *As outlined in our goals and objectives we have attained and maintained a "High Performer" status since the last 5 Year Plan/Annual Plan has been submitted. *Our payment standard has increased to accommodate utilization and we continue to utilize either 95% of our annual budget allocation or 95% of the unit allocation. 					
B.4	<p>Violence Against Women Act (VAWA) Goals. Provide a statement of the PHA's goals, activities objectives, policies, or programs that will enable the PHA to serve the needs of child and adult victims of domestic violence, dating violence, sexual assault, or stalking. Since the Faribault County HRA is required to inform program applicants and participants of their rights under VAWA, including their right to confidentiality and the limits thereof, when they are denied assistance, when they are admitted to the program and when they are notified of an eviction or termination of housing benefits:</p> <ul style="list-style-type: none"> *The HRA will provide all participants with information about VAWA at the time of admission to the program and at the annual reexamination. The HRA will also include information about VAWA in notices of termination of assistance, as provided in our Administration Plan under Section 12. *The VAWA information provided to applicants and participants will consist of the Notice of Occupancy Rights (HUD 5380) which includes a listing of local organizations offering assistance to victims of domestic violence, dating violence, sexual assault, or stalking for LeSueur County; attachment Exhibit C. They will also receive copies of the Certification of Domestic Violence (HUD 5382). *The HA will provide owners and managers with information about their rights and obligations under VAWA when they begin their participation in the voucher program and at least annually thereafter. The landlords will also receive copies of the Certification of Domestic Violence (HUD5382). 					
B.5	<p>Significant Amendment or Modification. Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.</p> <ul style="list-style-type: none"> *Significant Amendment is defined as: A change in PHA Plans and Policies that require formal approval by the Board of Commissioners. Payment standards were reduced at one point several years ago. *Substantial Deviations/Modification is defined as: A deviation or modification to the delivery of services as outlined in the Goals and Objectives of B.2 and the accomplishment of the Mission Statement as defined in B.1 that would affect participants on the program or have a significant impact on the PHA's Financial situation. Cost saving measures have been implemented. 					

B.6	Resident Advisory Board (RAB) Comments. (a) Did the RAB(s) provide comments to the 5-Year PHA Plan? Y N <input type="checkbox"/> X (b) If yes, comments must be submitted by the PHA as an attachment to the 5-Year PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.
B.7	Certification by State or Local Officials. <u>Form HUD 50077-SL</u> , <i>Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan</i> , must be submitted by the PHA as an electronic attachment to the PHA Plan.

Exhibit B(2020 5 Year Plan)

Financial Resources

Sources:	Planned \$	Planned Uses
Federal Grants FY 2020		
ACC for Sec 8	\$ 505,463.00	
Federal Grants FY2020		
Primary Heat	\$ 200,023.00	Sec 8 Sup Svs
Crisis(shut-off)	\$ 90,532.00	Sec 8 Sup Svs
Repair	\$ 17,793.28	Sec 8 Sup Svs
Weatherization	\$ 14,650.04	Sec 8 Sup Svs
Total	\$ 322,998.32	