

<b>5-Year PHA Plan (for All PHAs)</b>	<b>U.S. Department of Housing and Urban Development Office of Public and Indian Housing</b>	<b>OMB No. 2577-0226 Expires: 03/31/2024</b>
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**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.** The **Form HUD-50075-5Y** is to be completed once every 5 PHA fiscal years by all PHAs.

<b>A.</b>	<b>PHA Information.</b>																																				
<b>A.1</b>	<p><b>PHA Name:</b> _____ Housing Authority of the City of Sacramento _____ <b>PHA Code:</b> ___CA005_____</p> <p><b>PHA Plan for Fiscal Year Beginning:</b> (MM/YYYY): 01/01/2025 _____</p> <p><b>The Five-Year Period of the Plan (i.e. 2019-2023):</b> <u>2025-2029</u> _____</p> <p><b>PHA Plan Submission Type:</b> <input checked="" type="checkbox"/> 5-Year Plan Submission <input type="checkbox"/> Revised 5-Year Plan Submission</p> <p><b>Availability of Information.</b> 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><b>The Draft 2025 PHA 5 Year Plan is available for viewing at <a href="http://www.shra.org">www.shra.org</a> and the following locations:</b></p> <table border="0"> <tr> <td>Main Administrative Office of PHA 801 12<sup>th</sup> Street, Sacramento, CA 95814</td> <td>Resident Advisory Board (RAB) Board 1725 K Street, Sacramento, CA 95814</td> </tr> <tr> <td>Housing Choice Voucher (HCV) and Housing Application Office California 630 I Street, Sacramento, CA 95814 95814</td> <td>Legal Services of Northern 517 12<sup>th</sup> Street, Sacramento, CA</td> </tr> </table> <p><input type="checkbox"/> PHA Consortia: (Check box if submitting a Joint PHA Plan and complete table below.)</p> <table border="1"> <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>	Main Administrative Office of PHA 801 12 <sup>th</sup> Street, Sacramento, CA 95814	Resident Advisory Board (RAB) Board 1725 K Street, Sacramento, CA 95814	Housing Choice Voucher (HCV) and Housing Application Office California 630 I Street, Sacramento, CA 95814 95814	Legal Services of Northern 517 12 <sup>th</sup> Street, Sacramento, CA	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>B.</b>	<b>Plan Elements.</b> Required for <u>all</u> PHAs completing this form.
<b>B.1</b>	<p><b>Mission.</b> 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>The Housing Authority of the City of Sacramento’s (HACS) mission is to revitalize communities, provide affordable housing opportunities and to serve as the Housing Authority for the City and County of Sacramento.</p> <p>The PHA continued to provide quality housing that is affordable to the low, very low and extremely low-income households. Strategies pursued by the PHA as outlined in the 5-Year PHA Plan continue to be successful and allow the authority to meet our Mission to promote adequate and affordable housing, economic opportunities, and a suitable living environment free from discrimination</p>
<b>B.2</b>	<p><b>Goals and Objectives.</b> 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> <p>SEE PLAN ELEMENTS</p>
<b>B.3</b>	<p><b>Progress Report.</b> Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.</p> <p>SEE PLAN ELEMENTS</p>
<b>B.4</b>	<p><b>Violence Against Women Act (VAWA) Goals.</b> 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.</p> <p>The Violence Against Women Act (VAWA) goals are included throughout our Admissions and Continued Occupancy Policy (ACOP) and is located in the following chapters in our policies:</p> <ul style="list-style-type: none"> <li>• Chapter 17: Violence Against Women Act &amp; Domestic Violence (ACOP)</li> <li>• The ACOP has been updated to include VAWA Reauthorization Letter 2022</li> <li>• Prioritize VAWA as an emergency transfer when meeting VAWA criteria</li> </ul>
<b>C.</b>	<b>Other Document and/or Certification Requirements.</b>
<b>C.1</b>	<p><b>Significant Amendment or Modification.</b> Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.</p> <p>The PHA hereby defines “substantial deviation” and “significant amendment/modification” as any change in policy which significantly and substantially alters the Authority’s stated mission and the persons the Authority serves. This would include admissions preferences, demolition and/or disposition activities, and conversion programs. Discretionary or administrative amendments consistent with the Authority’s stated overall mission and basic objectives will not be considered substantial deviations or significant modifications.</p> <p>If a significant amendment and/or substantial deviation/modification occur, the public process will include: consultation with the Resident Advisory Board, a public comment period, public notification of where and how the proposed change can be reviewed, and the approval by the Housing Authority Boards.</p> <p>The Housing Authority of the County of Sacramento is also including its definition of substantial deviation to the PHA Plan to include the following language:</p> <p><u>Significant Amendment Definition</u>  As part of the Rental Assistance Demonstration (RAD), Housing Authority of the County of Sacramento is redefining the definition of a substantial deviation from the PHA Plan to exclude the following RAD specific items:</p> <ol style="list-style-type: none"> <li>a. The decision to convert to Project Based Voucher Assistance.</li> <li>b. Changes to the Capital Fund Budget produced because of each approved RAD Conversion, regardless of whether the proposed conversion will include use of additional Capital Funds.</li> <li>c. Changes to the construction and rehabilitation plan for each approved RAD conversion; and</li> <li>d. Changes to the financing structure for each approved RAD conversion.</li> </ol>

<p><b>C.2</b></p>	<p><b>Resident Advisory Board (RAB) Comments.</b></p> <p>(a) Did the RAB(s) have comments to the 5-Year PHA Plan? The RAB provided a letter of Support on 9-18-2024</p> <p>Y   N  <input type="checkbox"/>   <input checked="" type="checkbox"/></p> <p>(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.</p>
<p><b>C.3</b></p>	<p><b>Certification by State or Local Officials.</b></p> <p><a href="#">Form HUD-50077-SL</a>, <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.</p>
<p><b>C.4</b></p>	<p><b>Required Submission for HUD FO Review.</b></p> <p>(a) Did the public challenge any elements of the Plan?</p> <p>Y   N  <input type="checkbox"/>   <input checked="" type="checkbox"/></p> <p>(b) If yes, include Challenged Elements.</p>
<p><b>D.</b></p>	<p><b>Affirmatively Furthering Fair Housing (AFFH).</b></p>

D.1

**Affirmatively Furthering Fair Housing.** (Non-qualified PHAs are only required to complete this section on the Annual PHA Plan. All qualified PHAs must complete this section.)

Provide a statement of the PHA's strategies and actions to achieve fair housing goals outlined in an accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5). Use the chart provided below. (PHAs should add as many goals as necessary to overcome fair housing issues and contributing factors.) Until such time as the PHA is required to submit an AFH, the PHA is not obligated to complete this chart. The PHA will fulfill, nevertheless, the requirements at 24 CFR § 903.7(o) enacted prior to August 17, 2015. See Instructions for further detail on completing this item.

**Fair Housing Goal:**

*Describe fair housing strategies and actions to achieve the goal*

- HACS continues to take affirmative measures to ensure that access to assisted housing is provided regardless of race, color, religion, national origin, sex, familial status, disability, sexual orientation, and gender identity.
- HACS uses its Language Access Plan to provide information and forms to individuals and families with limited English-speaking skills.
- HACS staff continue to attend annual Fair Housing Trainings provided by HUD and internally to ensure that fair housing efforts continue to be implemented.
- HACS staff attend training from the California Civil Rights Division for fair housing training.
- Staff are encouraged to share experiences and identify fair housing issues facing their communities. HACS staff is actively working on how to resolve these issues.
- HACS staff is in rotation to attend and observe RA Committee meetings.
- HACS staff are encouraged to subscribe to HUD Exchange for additional fair housing information and webinars.

**Fair Housing Goal:**

*Describe fair housing strategies and actions to achieve the goal*

**Fair Housing Goal:**

*Describe fair housing strategies and actions to achieve the goal*

**A. PHA Information.** All PHAs must complete this section. (24 CFR § 903.4)

**A.1** Include the full **PHA Name**, **PHA Code**, **PHA Fiscal Year Beginning** (MM/YYYY), **Five-Year Period** that the Plan covers, i.e. 2019-2023, **PHA Plan Submission Type**, and the **Availability of Information**, specific location(s) of all information relevant to the hearing and proposed PHA Plan.

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

**B. Plan Elements.**

**B.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. (24 CFR § 903.6(a)(1))

**B.2 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. (24 CFR § 903.6(b)(1))

**B.3 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. (24 CFR § 903.6(b)(2))

**B.4 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. (24 CFR § 903.6(a)(3)).

**C. Other Document and/or Certification Requirements.**

**C.1 Significant Amendment or Modification.** Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan. For modifications resulting from the Rental Assistance Demonstration (RAD) program, refer to the 'Sample PHA Plan Amendment' found in Notice PIH-2012-32, REV 2.

**C.2 Resident Advisory Board (RAB) comments.**

(a) Did the public or RAB have comments?

(b) If yes, submit comments as an attachment to the Plan and describe the analysis of the comments and the PHA's decision made on these recommendations. (24 CFR § 903.17(b), 24 CFR § 903.19)

**C.3 Certification by State or Local Officials.**

[Form HUD-50077-SL](#), *Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan*, must be submitted by the PHA as an electronic attachment to the PHA Plan.

**C.4 Required Submission for HUD FO Review.**

Challenged Elements.

(a) Did the public challenge any elements of the Plan?

(b) If yes, include such information as an attachment to the Annual PHA Plan or 5-Year PHA Plan with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public.

**D. Affirmatively Furthering Fair Housing.**

(Non-qualified PHAs are only required to complete this section on the Annual PHA Plan. All qualified PHAs must complete this section.)

**D.1 Affirmatively Furthering Fair Housing.** The PHA will use the answer blocks in item D.1 to provide a statement of its strategies and actions to implement each fair housing goal outlined in its accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5) that states, in relevant part: "To implement goals and priorities in an AFH, strategies and actions shall be included in program participants' ... PHA Plans (including any plans incorporated therein) .... Strategies and actions must affirmatively further fair housing ...." Use the chart provided to specify each fair housing goal from the PHA's AFH for which the PHA is the responsible program participant – whether the AFH was prepared solely by the PHA, jointly with one or more other PHAs, or in collaboration with a state or local jurisdiction – and specify the fair housing strategies and actions to be implemented by the PHA during the period covered by this PHA Plan. If there are more than three fair housing goals, add answer blocks as necessary.

Until such time as the PHA is required to submit an AFH, the PHA will not have to complete section D.; nevertheless, the PHA will address its obligation to affirmatively further fair housing in part by fulfilling the requirements at 24 CFR 903.7(o)(3) enacted prior to August 17, 2015, which means that it examines its own programs or proposed programs; identifies any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works 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. Furthermore, under Section 5A(d)(15) of the U.S. Housing Act of 1937, as amended, a PHA must submit a civil rights certification with its Annual PHA Plan, which is described at 24 CFR 903.7(o)(1) except for qualified PHAs who submit the Form HUD-50077-CR as a standalone document.

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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 the 5-Year PHA Plan. The 5-Year PHA Plan provides the PHA's mission, goals and objectives for serving the needs of low- income, very low- income, and extremely low- income families and the progress made in meeting the goals and objectives described in the previous 5-Year Plan.

Public reporting burden for this information collection is estimated to average 1.64 hours per year per response or 8.2 hours per response every five years, 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 thereunder 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.

**B.1 Mission Statement.** 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.

The Housing Authority of the City of Sacramento's (HACS) mission is to revitalize communities, provide affordable housing opportunities and to serve as the Housing Authority for the City and County of Sacramento.

The PHA continued to provide quality housing that is affordable to the low, very low and extremely low-income households. Strategies pursued by the PHA as outlined in the 5-Year PHA Plan continue to be successful and allow the authority to meet our Mission to promote adequate and affordable housing, economic opportunities, and a suitable living environment free from discrimination

**B.2 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.

There is a shortage of affordable rental housing for all eligible populations.

**Goal 1: Maximize the current resources for housing programs**

*Objective 1: Achieve and Maintain occupancy at no less than 97% (adjusted for units in modernization) each calendar year*

*Objective 2: Annually assess the policies regarding the Admissions and Continued Occupancy Policies (ACOP)*

*Objective 3: Every 5 years order and review physical needs assessment for all PH properties to evaluate existing and ongoing Capital Funds*

*Objective 4: review and update the asset repositioning plan*

*Objective 5: Pursue relevant grant opportunities to help address PH needs and supplement housing authority resource*

**Goal 2: Increase the inventory of affordable housing units**

*Objective 1: Apply for additional State and Federal rental subsidies for tenant based rental assistance programs including additional vouchers, Rental Assistance Demonstration (RAD) conversions, and the Choice Neighborhood Initiative (CNI)*

*Objective 2: Leverage affordable housing resources in the community through public/ private partnerships for the creation of mixed use and mixed income housing.*

*Objective 3: Continue to assess the Housing Authority inventory to identify potential for disposition/demolition and mixed finance housing opportunities.*

**Goal 3: Improve the Public Housing Assessment System Score to achieve a high performer score**

*Objective 1: Increase the Score under the Management Assessment Subsystem (MASS), Physical Assessment Subsystem (PASS), Financial Assessment Subsystem (FASS), and Capital Fund Subsystems (CFSS) of the PHAS*

**Goal 4: Improve the Quality of Assisted Housing**

*Objective 1: Update the Admissions and Continued Occupancy Policy to implement the any new statutory or regulatory requirements and update any existing regulations.*

*Objective 2: Expand on the resident training program to include multi-skilled workers to promptly repair and maintain units that become vacant on a regular basis for faster and more efficient turnover of units, including the establishment of a highly skilled workforce to complete capital repairs.*

*Objective 3: Expand the supply of assisted housing by reducing the amount of public housing vacancies, not to exceed an adjusted vacancy rate of no more than 2%.*

*Objective 4: Evaluate internal procedures to minimize fraud within Housing Authority programs.*

*Objective 5: Abate and remediate hazardous materials*

*Objective 6: Assure that carbon monoxide detectors are operable and exist in every federally assisted unit. And comply with all applicable standards*

*Objective 7: Convert all of Public Housing to a Section 8 platform utilizing HUD's Rental Assistance Demonstration (RAD) program or a Demolition/Disposition application to utilize a mix of public and private dollars to fund necessary residential and site improvements.*

**Goal 5: Provide an improved living environment**

Objective 1: Implement public housing security improvements, such as increasing lighting, video surveillance, resident identification cards, tenant participation with Resident Associations, and crime prevention through environmental design features

Objective 2: Redevelop public housing and other properties through public/private partnerships, with updated or new amenities for residents, such as public spaces and parking

Objective 3: Work with outside agencies to adopt supportive services to allow elderly tenants to age in place.

Objective 4: Promote public and private partnerships with the use of Capital funds to accelerate modernization projects and initiate mixed finance redevelopment opportunities with various HUD programs such as RAD, CNI, and disposition/demolition programs.

Objective 5: Enforce non-smoking policy and establish or continue to coordinate with Resident Advisory Board (RAB) and community programs for smoking cessation.

Objective 6: Encourage and support the formation of resident associations.

Objective 7: Abate and remediate hazardous materials to continuously provide safe and sustainable housing

Objective 8: Explore green and/or energy efficient upgrades to our PH properties including drought resistant landscaping

#### **Goal 6: Encourage Self-Sufficiency**

Objective 1: Establish and maintain relationships with community partners for educational, childcare, health care, homeownership, financial literacy/management, budgeting, and other services for opportunities to promote self-sufficiency.

Objective 2: Assist tenants in training and employment opportunities by promoting and monitoring all contractors to comply with Section 3 requirements.

Objective 3: Maintain database for Section 3 business and individuals for employment. . Section 3 business registration (job fairs, in kind)

Objective 4: Establish a Section 3 Registry for businesses to find potential low-income individuals for employment opportunities.

Objective 5: Continued marketing efforts to develop the Family Self Sufficiency programs.

Objective 6: Promote existing resident training programs and continue to develop and expand those programs

Objective 7: Continue to make available the Rent Plus program which helps to establish positive credit history

#### **Goal 7: Increase assisted housing choices:**

Objective 1: Conduct proactive outreach and build relationships with other governmental agencies, landlords, non-profits, and other businesses to partner to increase options for low-income residents..

Objective 2: Provide information on the feasibility of homeownership, and other affordable housing options to increase the housing choices for public housing residents..

Objective 3: Increase the number of project-based units in order to increase the housing choices for participants.

Objective 4: Assess and implement policies and procedures, where necessary, to ensure the needs of housing residents are being met within the properties.

Objective 5: Inform Public Housing residents of latest HUD policy and guideline changes.

#### **Goal 8: Promote self-sufficiency and asset development of assisted households -**

Objective 1: Increase the number and percentage of employed persons in assisted families by conducting annual activities such as job fairs and job training events.

Objective 2: Engage supportive service providers to improve assistance recipients' employability.

Objective 3: Encourage residents of public housing to join the Resident Trainee program.

Objective 4: Encourage residents of the Resident Trainee Program to pursue Agency positions for employment.

Objective 5: Engage supportive service providers to increase independence of the elderly or disabled households by continually attracting and providing supportive services.



Objective 6: Provide measures and opportunities to increase the income of residents to complement de-concentration and income-mixing.

Objective 7: Evaluate the need and the feasibility of the HUD “Step Up” program to provide jobs and job training opportunities on HUD-assisted construction projects to residents of public housing and other low-income people.

Objective 8: Pursue grant opportunities to fund self-sufficiency coordinator positions through HUD grants or other available sources.

**Goal 9: Ensure equal opportunity and affirmatively further fair housing**

Objective 1: Undertake affirmative measures to ensure equal access to assisted housing regardless of race, color, religion, sex, national origin, creed, age, actual or perceived sexual orientation, gender identity, history of domestic violence, marital status, familial status, HIV infection and disability.

Objective 2: Continue to implement the Section 504 and ADA transition plans

Objective 3: Train Limited English Proficiency (LEP) training with all staff and to non-English speaking and/or Limited English Proficiency speaking groups with an interpreter available on federal and state fair housing laws.

Objective 4: Implement the action plan set forth in the Fair Housing Analysis of Impediments.

Objective 5: Maintain the Homelessness Prevention Initiative that includes management’s utilization of emergency rental assistance, financial management tools and supportive living services such as mental health and other wellness programs with the focus on those high-risk individuals, such as the homeless, youth, domestic violence victims, human trafficking survivors and the elderly.

Objective 6: Continue to interact with resident advisory boards for any concerns regarding accessibility, additional needs for equal access to the PH properties.

Objective 7: Continue to ensure staff participate in fair housing training annually.

**Goal 10: Increase customer satisfaction**

Objective 1: Automate more functions to provide increased quality of service such as web-based applications, increase web capabilities, portals, and interactive voice response systems

Objective 2: Increase the number of residents paying rent through electronic transfer, i.e. Rent café.

Objective 3: Implement a Resident incentive program rewarding residents for lease compliance.

Objective 4: Adopt resident feedback for Rad conversion for unit improvements and site amenities.

Objective 5: Work with Resident Advisory Board to collect resident feedback and address resident concerns.

Objective 6: revitalize our communities through identifying funding opportunities and external partnerships.

**Goal 11: Improve the delivery of housing through cost effective office management and operational efficiency:**

Objective 1: Continue to automate major operation components of electronic software such as work order processing and tracking, materials, inventory, and fixed assets to improve the efficiency and accuracy of financial accounting and reporting.

Objective 2: Continue to upgrade the computer network infrastructure with faster, and more reliable connections to increase overall productivity

Objective 3: Implement a content management system for more efficient retrieval of documents stored electronically on the network

Objective 4: Update or revise policies, including but not limited to changes on admissions, continued occupancy, management, rent collections, write offs, inspections, no smoking, occupancy guidelines, citizen sponsors, transfers, waiting lists, and self-sufficiency to improve the management of public housing and create healthier communities

Objective 5: Increase operational efficiencies through consultation with the Resident Advisory Board and other resident organizations to comply with regulatory/statutory requirements and/or the requirement to establish discretionary policies

Objective 6: Evaluate the conversion of some or all geographic waitlists to site-based waitlists

*Objective 7: Review updated HUD regulations to adopt changes meant to reduce administrative costs, increase program efficiency, improve tenant benefits, or foster self-sufficiency*

*Objective 8: Continue to implement energy efficient cost saving measures on all properties*

*Objective 9: Work with community departments and higher education programs to pursue options to provide improvement to the quality of housing, living environment, and service programs*

**B.3 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.

**Progress Report on Mission and Goals**

*The PHA continues to provide quality housing that is affordable to the low, very low, and extremely low-income households. Strategies pursued by the PHA as outlined in the 5 Year PHA plan continue to be successful and allows the authority to meet our Mission to promote adequate and affordable housing, economic opportunities, and a suitable living environment free from discrimination.*

**Goal:** Increase the availability of decent, safe, and affordable housing

**Progress:** *The PHA has received previous iterations of the Emergency Safety and Security Grant to address safety and criminal activity in a specific community.*

**Goal:** Improve the quality of assisted housing

**Progress:** *The PHA was awarded a health and safety grant for mold remediation. PHA will continue to identify and apply for funding resources as they become available.*

*The PHA staff attended the following trainings for the operations, maintenance, and administration of assistant housing:*

- *Quality Control*
- *Uniform Physical Condition Standard (UPCS)*
- *National Standard Physical Inspection of Real Estate (NSPIRE)*
- *Tax Credit*
- *Rent Calculation*
- *Fair Housing*
- *Reasonable Accommodation Training*
- *Family Self Sufficiency*
- *Fire Life Safety*
- *Workplace Violence*
- *Developed in-house maintenance training. Simulated Unit Interior Training Environment. (SUITE)*

**Goal:** Increase assisted housing choices

**Progress:**

- *The PHA continues to conduct proactive outreach and build relationships with other governmental agencies, non-profits, and businesses to partner to increase options for low-income residents.*
- *The PHA continues to research the feasibility of changes to homeownership, and other affordable housing options to increase the housing choices for public housing residents.*
- *The PHA is following its asset repositioning plan by continuing to convert Public Housing properties through Rental Assistance Demonstration to the Project Based Section 8 program which expands assisted housing choice options.*

**Goal:** Improve community quality of life and economic vitality

**Progress:**

- *The PHA has a Resident Service Department that includes one Family Self Sufficiency Coordinator and two Service Coordinators that provide resources, referrals, goal setting for residents seeking economic self-sufficiency, access to a variety of programs, and supportive services*
- *The PHA has approximately 5 Resident Trainees participating in the Resident Training Program.*
- *The PHA continues to fine-tune its processes to help residents identify the critical needs and coordinate them across the supportive services through resident services.*
- *The PHA will continue to expand services pending the availability of financial resources and awarding of funds for coordinator positions.*
- *The PHA added a resident preferred maintenance apprenticeship program*

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

**Progress:**

- 12 Residents graduated from the FSS Program in 2023/24
- 5 Residents projected to graduate the FSS program during the remainder of 2024
- Resident referred 29 residents to employers; 5 residents gained employment
- Provided resume support to four residents
- Transportation support: Distributed 19 gas cards and 62 bus passes to residents
- SHRA Diaper Distribution Program: Distributed 630,975+ diapers
  - Distributed 100 packages of diaper wipes to program participants
  - Distributed 400 \$15 Safeway gift cards to program participants
- Distributed 12 school supply bags to residents
- Supported two residents with attaining furniture from Furniture for Families
- Distributed six food bags to residents
- Hosted the SHRA Jobs & Resources Fair for Public Housing residents and HCV participants. Attendees learned about job and training opportunities, attained resource information, received Slim & Husky's pizzas, and entered a raffle for \$25 (3) and \$50 (1) Target gift cards
  - 17 adults and five children attended the fair, went to every resource table, and received FREE Slim & Husky's pizza.
    - 14 PH residents, 2 HCV participants, 1 HCV applicant
    - Eight community organizations participate and shared resources/information
    - Four residents won raffle prizes: 3 \$25 Target gift card and one \$50 gift card
- Partnered with Sacramento Police Department and Target to host Youth Game Night for 28 Marina Vista and Alder Grove youth residents. Five parents/guardians also attended. Attendees played board games, listened to music, and ate pizza and cookies.
- Partnered with Assemblymember Kevin McCarty, American Water, PG&E, and Raley's to provide 260 residents (MV/AG) with holiday meal bags that included holiday meal items, recipes, a holiday greeting card, and a \$20 Raley's gift card.
- Partnered with Sacramento Police Department and the Bobby Jackson Foundation to provide 33 residents (MV/AG) with a frozen turkey and a bag of holiday meal sides.
- Partnered with Councilmember Katie Valenzuela and Sacramento Literacy Foundation to host a Christmas Giveaway.
  - 522 0 – 18-year-old children (159 PH households) received holiday gifts
  - Sacramento Literacy Foundation gave all 522 children/youth a free book
- Youth residents participated in the HAI Group 2024 Playground Safety Poster and Essay Contest (Theme: Safety Among the Stars: Creating Stellar Playground Spaces)
  - Nine youth residents created posters that were submitted to the HAI Group national judging
  - One youth resident won 2nd place in the 6 – 8-year-old poster category
  - One youth resident won 3rd place in the 9 – 11-year-old essay category
- Partnered with Sacramento Police Department to host a Bicycle Safety Jamboree to teach residents bike safety, practice safe riding with bike helmets, and giveaway items, including toys, youth police badges, keychains, and a safety activity workbook.
- Partnered with financial institutions to host financial education and homeowner workshops for residents
- Shared weekly resources and opportunities to ALL public housing residents, including health services, financial counseling, homeownership, civic engagement, health, fitness, nutrition, youth activities, childcare, higher education, grief counseling, therapy, dental services, food access, rent assistance, utility assistance, tutoring, job fairs, transportation assistance, youth employment, digital literacy, workforce development, and more.

**Goal:** Ensure Equal Opportunity to Housing for all Americans

**Progress:**

- The PHA continues to take affirmative measures to ensure that access to assisted housing is provided regardless of race, color, religion, national origin, sex, familial status, disability, sexual orientation, and gender identity.
- The PHA uses its updated Language Access Plan, to provide information and forms to individuals and families with limited English-speaking skills.
- Continues to ensure that fair housing efforts continue to be implemented.

**B.4 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.

The Violence Against Women Act (VAWA) goals are included throughout our Admissions and Continued Occupancy Policy (ACOP) and is located in the following chapters in our policies:

- Chapter 17: Violence Against Women Act & Domestic Violence (ACOP)

- *The ACOP has been updated to include economic abuse and technological abuse*
- *Prioritize VAWA as an emergency transfer when meeting VAWA criteria*

**B.5 Significant Amendment or Modification.** Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.

***Significant Amendment and Substantial Deviation/Modification***

*The PHA hereby defines “substantial deviation” and “significant amendment/modification” as any change in policy which significantly and substantially alters the Authority’s stated mission and the persons the Authority serves. This would include admissions preferences, demolition and/or disposition activities, and conversion programs. Discretionary or administrative amendments consistent with the Authority’s stated overall mission and basic objectives will not be considered substantial deviations or significant modifications.*

*If a significant amendment and/or substantial deviation/modification occur, the public process will include consultation with the Resident Advisory Board, a public comment period, public notification of where and how the proposed change can be reviewed, and the approval by the Housing Authority Boards.*

*The Housing Authority of the County of Sacramento is also including its definition of substantial deviation to the PHA Plan to include the following language:*

**Significant Amendment Definition**

*As part of the Rental Assistance Demonstration (RAD), Housing Authority of the County of Sacramento is redefining the definition of a substantial deviation from the PHA Plan to exclude the following RAD-specific items:*

- The decision to convert to Project Based Voucher Assistance;*
- Changes to the Capital Fund Budget produced as a result of each approved RAD Conversion, regardless of whether the proposed conversion will include use of additional Capital Funds;*
- Changes to the construction and rehabilitation plan for each approved RAD conversion; and*
- Changes to the financing structure for each approved RAD conversion.*

**B.6 Resident Advisory Board (RAB) Comments.**

*RAB submitted a Letter Of Support 9-18-2024*

**B.7 Certification by State or Local Officials.**

*Sacramento Housing and Redevelopment Commission approved on 10/2/2024*