

CITY OF SANTA ROSA
HOUSING AUTHORITY

TO: HOUSING AUTHORITY COMMISSIONERS
FROM: REBECCA LANE, MANAGER
HOUSING AND COMMUNITY SERVICES
SUBJECT: ADOPTION OF ANNUAL PUBLIC HOUSING AGENCY PLAN FOR
FISCAL YEAR 2022-2023

AGENDA ACTION: RESOLUTION

RECOMMENDATION

It is recommended by the Department of Housing and Community Services that the Housing Authority, by resolution, appoint any and all Housing Authority Commissioners who are also Housing Choice Voucher program participants as the Resident Advisory Board to represent the interests of those served by the Housing Choice Voucher program, and adopt the Annual Public Housing Agency Plan (PHA Plan) for Fiscal Year 2022-2023 as required by the United States Department of Housing and Urban Development (HUD) for local administration of the Housing Choice Voucher program,

EXECUTIVE SUMMARY

The Public Housing Agency Plan (PHA Plan) is required for Public Housing Agencies administering the Section 8 Housing Choice Voucher program. The purpose of this item is to appoint any existing Tenant Commissioners to serve concurrently as the Resident Advisory Board and review and approve the Annual PHA Plan for Fiscal Year 2022/2023.

BACKGROUND

The Quality Housing and Work Responsibility Act of 1998 requires any Housing Authority that administers the Section 8 Housing Choice Voucher program and/or any public housing units to adopt an annual PHA Plan. By regulatory requirement, each PHA Plan must be adopted by a Housing Authority resolution during a public meeting.

The PHA Plan is developed using a template provided by the Department of Housing and Urban Development (HUD). The City of Santa Rosa Housing Authority does not own or operate any public housing units; agencies in this category complete HUD Form 50075-HCV.

PRIOR HOUSING AUTHORITY REVIEW

Not applicable.

ANALYSIS

The purpose of these Agency Plans is to describe the mission, goals, policies and programs of the Housing Authority. Every fifth year, the Housing Authority submits a more comprehensive version of the PHA Plan. The last Five-Year PHA Plan for the City of Santa Rosa Housing Authority was submitted for Fiscal Years 2021-2026. The Annual PHA Plan includes only elements of the PHA's Housing Choice Voucher program that have changed since the most recent PHA Plan submission.

The activities for Fiscal Year 2022-2023 that support the goals outlined in the Five-Year Plan are:

- Pandemic recovery – restructuring operations to ensure appropriate public health and safety measures, resuming Housing Quality Standards inspections
- Ongoing Project-Based Voucher activity – new construction projects anticipated for completion in 2022 include Linda Tunis Senior Apartments and River City Senior Apartments
- Apply for new Housing Choice Vouchers as they are made available, including special purpose vouchers
- Integrate technology to further improve efficiency and accessibility for participants and owners
 - Complete merger to electronic Waiting List
 - Website improvements

In addition, the Annual Plan includes a revision to the Financial Resources PHA Plan Element. The revision is to include the 131 Emergency Housing Vouchers that were funded in July 2021, after the Annual Plan for Fiscal Year 2021-2022 and Five-Year Plan for 2021-2026 had been submitted.

A local Resident Advisory Board (RAB) must review the PHA Plan, and any comments by the RAB on the plan must be included in the PHA Plan submission. Housing Authorities that do not administer a Public Housing program do not have formal resident councils and may establish their own policies to meet the RAB requirement. Per Resolution 1129 dated January 22, 2001, the RAB requirement for the City of Santa Rosa is satisfied by the service of Tenant Commissioners on the Santa Rosa Housing Authority who represent the interests of those served by the Section 8 Housing Choice Voucher program. The Tenant Commissioners serve concurrently as the Resident Advisory Board while they are serving as Tenant Commissioners. The RAB review and comment on the PHA Plan is part of the public meeting.

Any public comments received on the PHA Plan are also submitted to HUD in the PHA Plan document. Therefore, the attached PHA Plans are subject to the addition of any public comments in section C.1 of HUD 50075-HCV. After local adoption, PHA Plans are submitted electronically to HUD.

FISCAL IMPACT

Approval of this action does not have a fiscal impact on any Housing Authority funds. The PHA Plan is a required element of the Housing Choice Voucher program already administered by the Santa Rosa Housing Authority.

ENVIRONMENTAL IMPACT

This action is exempt from the California Environmental Quality Act (CEQA) because it is not a project which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment, pursuant to CEQA Guidelines Section 15378.

COUNCIL/BOARD/COMMISSION/COMMITTEE REVIEW AND RECOMMENDATIONS

Not applicable.

NOTIFICATION

Not applicable.

ATTACHMENTS

- Attachment 1 – Annual PHA Plan for Fiscal Year 2022-2023
- Attachment 2 – Five-Year PHA Plan for Fiscal Years 2021-2026
- Resolution

CONTACT

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