

**MEMORANDUM
PLACER COUNTY HEALTH AND HUMAN SERVICES
ON BEHALF OF THE
Placer County Housing Authority**

TO: Placer County Housing Authority Board of Commissioners

FROM: Richard J. Burton, M.D., M.P.H.
Placer County Health Officer and Director of Health & Human Services
Cheryl S. Davis, M.S., Human Services and Housing Authority Director

DATE: March 26, 2013

SUBJECT: Federally-funded housing assistance for very low income, disabled, veteran and elderly Placer County residents.

ACTION REQUESTED:

Take the following actions to secure up to \$1,389,213 in federal funding for the Placer County Section 8 Housing Choice Voucher Program to provide subsidized housing for over 260 families:

- a. Conduct a Public Hearing to receive public comment regarding the Housing Authority Annual Plan for FY 2013-14 and the updated Administrative Plan.
- b. Adopt the attached Resolution approving the Placer County Housing Authority Annual Plan for FY 2013-14 and updated Administrative Plan, and authorizing submission of Annual Plan and certification of program compliance to the U.S. Department of Housing and Urban Development.

BACKGROUND:

The Housing Choice Voucher Program is a federal program for assisting very low-income families, the elderly, veterans and the disabled to afford decent, safe, and sanitary housing in the private market. Participants are able to choose their own housing provided it meets the housing quality standards of the program, thus also supporting the private property owners in Placer County.

Housing Choice Vouchers are administered locally with funds received from the U.S. Department of Housing and Urban Development (HUD). Pursuant to the 1998 Federal Quality Housing and Work Responsibility Act, all housing authorities must submit an annual plan to HUD.

The changes to the Annual and Administrative Plans include: 1) recognition that the Placer County Housing Authority has been determined a "High Performing" Housing Authority for a third year; 2) the award of an additional 10 vouchers to assist Placer County veterans, for a total of 35; 3) Minor changes to reflect HUD's policies on the Protecting Tenants at Foreclosure Act (PTFA); and, 4) change to the preference given to applicants to include elderly households. As part of Human Services' outreach to Placer County's senior population to offer access to food and healthcare, they have discovered that many seniors living on a fixed income rely solely on food closets each week and forgo medications in order to meet their rental costs. While the Housing Authority has successfully competed to receive 35 housing vouchers dedicated to veterans, and your Adult System of Care offers housing assistance to those who are homeless, no such set aside vouchers are available for seniors at this time. The recommended policy change would give seniors preference for housing assistance.

The Plans are in template format, as required and are submitted electronically. The draft Plans were noticed in newspapers in Auburn, Rocklin, and Lincoln, and made available for review at the libraries in Auburn, Rocklin and Kings Beach, the Placer County Housing Authority office in Auburn, and the Placer County Human Services website, for a 45-day public comment period prior to the public hearing. No written comments have been received to date. Any comments from this hearing before your Board will be included in the final plan document, which will then be submitted to HUD.

FISCAL IMPACT:

Compliance with the Housing Authority Annual Plan requirement is necessary to continue to receive federal funding in the amount up to \$1,389,213 for FY 2013-14. No County General Funds are required.

The draft Annual and updated Administrative Plans are on file with the Clerk of the Board.

**Before the Board of Supervisors
County of Placer, State of California**

In the matter of:

The Placer County Housing Authority's (PHA) Annual Agency Plan for Fiscal Year 2013-14 and certification of compliance with the PHA plan and related regulations of the U.S. Department of Housing and Urban Development (HUD).

Resolution No: _____

Ord. No.: _____

First Reading: _____

The following Resolution was duly passed by the Board of Supervisors of the County of Placer at a regular meeting held _____ by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Chair, Board of Supervisors

Attest: _____
Clerk of said Board

WHEREAS, pursuant to the 1998 Quality Housing and Work Responsibility Act (QHWRA), all housing authorities must submit an Agency Plan to HUD which includes both a Five Year and an Annual Plan, and subsequent annual plan updates, and

WHEREAS, the Placer County Housing Authority, as a part of administering the Section 8 Housing Choice Voucher Program, intends to comply with any and all requirements to continue receiving annual HUD funding for housing vouchers to assist the very low and low-income in need of affordable housing in Placer County, and

WHEREAS, the Placer County Housing Authority has complied with all requirements of the Plan development and held a public hearing to receive comment,

WHEREAS, the Placer County Housing Authority Board of Commissioner has approved the Placer County Housing Authority Annual Plan for FY 2013-14 and updated Administrative Plan,

NOW, THEREFORE, BE IT RESOLVED THAT the Placer County Housing Authority Board of Commissioners hereby authorizes the Chairman to sign the PHA Certification of Compliance with PHA Plans and Related Regulations, and authorizes the submission of the final Plan document to HUD.

