



TACOMA HOUSING AUTHORITY

RESOLUTION 2015-1-28 (1)

DATE: January 28, 2015
TO: Board of Commissioners
FROM: Michael Mirra, Executive Director
RE: MTW Certification of Compliance

Background:

Each year, THA submits its annual MTW Plan in October and receives comments back by the 1st of January. This year, THA received these comments on December 2nd. The comments noted that THA needed to submit a new Certification of Compliance with its 2015 MTW Plan. The Certification of Compliance is a standard HUD document that ensures PHA compliance with various HUD rules. Prior to submission of the 2015 Plan, the form had been revised by HUD. In order to complete the submission of THA's 2015 MTW Plan, THA must submit the revised certification. This resolution will allow me to do that.

The additional certifications in the revised form are as follows:

- 1) The PHA certifies that the Board of Directors has reviewed and approved the budget for the Capital Fund Program grants contained in the Capital Fund Program Annual Statement/Performance and Evaluation Report, form HUD-50075.1.
- 2) 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.
- 3) 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.

Work completed to comply with additional certifications:

- THA submitted HUD form 50075.1 to the MTW office in December 2014. The MTW office accepted the form and THA is in compliance with this requirement.
- THA reviewed Pierce County's 2010-2015 Five Year Consolidated Plan and the City of Tacoma's 2014-2015 Annual Action Plan. The following table shows a comparison of how the three agency plans are consistent in their strategies to provide housing assistance, prevent homelessness and to preserve and create affordable housing units. The organization of the table shows the MTW activity in the first column; the subsequent columns explain the relation of the activity to the strategic objectives of the associated plans.

Tacoma Housing Authority MTW Plan Activities	Activity's Relation to Pierce County Five Year Consolidated Plan Goals and Objectives	Activity's Relation to City of Tacoma Annual Action Plan Goals and Objectives
<p>Alternative Reaction to Insufficient Funding: This activity would allow THA to change the subsidy amounts each household receives in order to prevent households from program termination in the event of insufficient funding from HUD.</p>	<ul style="list-style-type: none"> • Advocate for other housing and supportive services organizations and systems that focus on the root causes of homelessness and provide homelessness prevention services. 	<ul style="list-style-type: none"> • Decent Housing: Preserve existing affordable owner and rental housing.
<p>Regional Approach for Special Purpose Housing: THA is using this activity to fund an unaccompanied youth housing program and add funds to the rapid rehousing program for Pierce County.</p>	<ul style="list-style-type: none"> • Work with existing leadership efforts to steward and promote the implementation of the Homeless Housing Plan. • Coordinate with other homeless, planning efforts to expand affordable housing and create living wage jobs. • Focus funding and planning efforts on the development of rapid rehousing projects that eliminate the need for expansion of the emergency housing system. 	<ul style="list-style-type: none"> • Suitable Living Environment: Enhance the supportive services delivery system to prevent homelessness and reduce new homelessness, increase economic self-sufficiency, and support households in accessible housing. • Decent Housing: Provide assistance for continuum of housing for persons with special needs, homeless persons, and people at risk of homelessness.
<p>Creation and Preservation of Affordable Housing: This initiative allows THA to use its MTW funds to provide low-income families the opportunity to reside in safe, decent, and sanitary housing while paying affordable rents.</p>	<ul style="list-style-type: none"> • Maintain and preserve the existing affordable housing stock. • Expand housing opportunities for extremely low-income, very low-income, and moderate-income households through an increase in the supply of decent, safe and affordable rental housing and rental assistance. 	<ul style="list-style-type: none"> • Decent Housing: Preserve existing owner and renter housing; develop new affordable housing in support of neighborhood and downtown revitalization; and provide assistance for continuum of housing for persons with special needs, homeless persons, and people at risk of homelessness.

Tacoma Housing Authority MTW Plan Activities	Activity's Relation to Pierce County Five Year Consolidated Plan Goals and Objectives	Activity's Relation to City of Tacoma Annual Action Plan Goals and Objectives
<p>Housing Opportunity Program (HOP): All new admissions to the tenant based voucher program (traditionally, Section 8) receive a HOP voucher. A HOP voucher is a fixed subsidy as opposed to a subsidy based on income. That includes senior/disabled households. Work-able households have a five year time limit on their assistance. Senior/disabled households do not have a time limit. THA works closely with work-able households to increase the household's economic self-sufficiency by the end of the five year time limit.</p>	<ul style="list-style-type: none"> Expand housing opportunities for extremely low-income, very low-income, and moderate-income households through an increase in the supply of decent, safe and affordable rental housing and rental assistance. 	<ul style="list-style-type: none"> Suitable Living Environment: Enhance the supportive services delivery system to prevent homelessness and reduce new homelessness, increase economic self-sufficiency, and support households in accessible housing.
<p>College Housing Assistance Program: THA partnered with the Tacoma Community College (TCC) where THA provides rental assistance to homeless students at the community college. TCC provides services designed to help the families succeed so they are ready to be independent of housing subsidies after graduation. The program offers the same fixed subsidies as the HOP program and has a three year limit on assistance.</p>	<ul style="list-style-type: none"> Expand housing opportunities for extremely low-income, very low-income, and moderate-income households through an increase in the supply of decent, safe and affordable rental housing and rental assistance. 	<ul style="list-style-type: none"> Suitable Living Environment: Enhance the supportive services delivery system to prevent homelessness and reduce new homelessness, increase economic self-sufficiency, and support households in accessible housing.
<p>Security and Utility Deposit Assistance Program: This program will be open to all THA applicants/residents who are in need of assistance in order to move into a unit. THA realizes it is very difficult when a households name comes to the top of a waitlist and the applicant does not have the resources to pay the security deposit. This program will ensure that families in need can afford to move into the unit when their name is called.</p>	<ul style="list-style-type: none"> Expand housing opportunities for extremely low-income, very low-income, and moderate-income households through an increase in the supply of decent, safe and affordable rental housing and rental assistance. 	<ul style="list-style-type: none"> Decent Housing: Provide support to preserve quality and habitability of rental housing.

- THA has requested that representatives from Pierce County and the City of Tacoma review the plan comparison and provide a certification stating that the plan is consistent with city and county policies.

NOTE: The resolution has an unfamiliar format because it is a HUD form.

Recommendation:

Approve Resolution 2015-1-28 (1) authorizing the Executive Director to submit the Housing Authority of the City of Tacoma's Fiscal Year 2015 Certifications of Compliance Form.



TACOMA HOUSING AUTHORITY

RESOLUTION 2015-1-28 (1)

Certifications of Compliance

**Annual Moving to Work Plan
Certifications of Compliance**

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

Certifications of Compliance with Regulations: Board Resolution to Accompany the Annual Moving to Work 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 Annual Moving to Work Plan for the PHA fiscal year beginning 2015, 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 PHA published a notice that a hearing would be held, that the Plan and all information relevant to the public hearing was available for public inspection for at least 30 days, that there were no less than 15 days between the public hearing and the approval of the Plan by the Board of Commissioners, and that the PHA conducted a public hearing to discuss the Plan and invited public comment.
2. The PHA took into consideration public and resident comments (including those of its Resident Advisory Board or Boards) before approval of the Plan by the Board of Commissioners or Board of Directors in order to incorporate any public comments into the Annual MTW Plan.
3. The PHA certifies that the Board of Directors has reviewed and approved the budget for the Capital Fund Program grants contained in the Capital Fund Program Annual Statement/Performance and Evaluation Report, form HUD-50075.1.
4. The PHA 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.
5. 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.
6. 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.

7. The PHA will affirmatively further fair housing by examining its 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. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
9. 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.
10. 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.
11. The PHA will comply with requirements with regard to a drug free workplace required by 24 CFR Part 24, Subpart F.
12. The PHA will comply with requirements with regard to compliance with restrictions on lobbying required by 24 CFR Part 87, together with disclosure forms if required by this Part, and with restrictions on payments to influence Federal Transactions, in accordance with the Byrd Amendment and implementing regulations at 49 CFR Part 24.
13. 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.
14. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
15. The PHA will provide HUD or the responsible entity any documentation needed to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58. Regardless of who acts as the responsible entity, the PHA will maintain documentation that verifies compliance with environmental requirements pursuant to 24 Part 58 and 24 CFR Part 50 and will make this documentation available to HUD upon its request.
16. 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.
17. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.

18. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act and 24 CFR Part 35.

19. 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) and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).

20. 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 Moving to Work Agreement and Statement of Authorizations and included in its Plan.

21. All attachments to the Plan have been and will continue to be available at all times and all locations that the 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 Plan and will continue to be made available at least at the primary business office of the PHA.

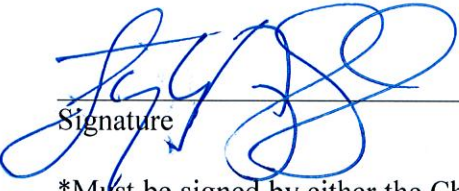
Housing Authority of the City of Tacoma
PHA Name

WA005
PHA Number/HA Code

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)

Stanley Rumbaugh
Name of Authorized Official

Chair
Title


Signature

1/28/15
Date

*Must be signed by either the Chairman or Secretary of the Board of the PHA's legislative body. This certification cannot be signed by an employee unless authorized by the PHA Board to do so. If this document is not signed by the Chairman or Secretary, documentation such as the by-laws or authorizing board resolution must accompany this certification.