



TACOMA HOUSING AUTHORITY

RESOLUTION 2015-9-23 (3)

DATE: September 23, 2015
TO: Board of Commissioners
FROM: Michael Mirra, Executive Director
RE: Approval of THA's 2016 Moving to Work Plan

Background

This resolution would approve the 2016 Moving to Work (MTW) plan that THA must submit to HUD each year. The plan is where THA proposes new activities to meet the statutory goals of the MTW program:

- Reduce costs and achieve greater cost effectiveness in federal expenditures;
- Give incentives to families with children where the head of household is working, is seeking work, or is preparing for work by participating in job training, educational programs, or programs that assist people to obtain employment and become economically self-sufficient; and
- Increase housing choices for low-income families.

Staff has consulted with present clients and community partners. All THA staff had a chance to offer views. Based upon that consultation and other factors, we propose no new activities for FY 2016 that requires HUD approval. Instead, we will consider this year a "housekeeping" one focusing on our present initiatives.

Proposed programs

1. Prevention Dollars

THA would like to expand the use of the MTW activity that authorizes the agency's investment into Pierce County's rapid rehousing program. THA would do this by investing in the local homeless prevention system to serve households that need short-term rental assistance to avoid eviction. This program would be administered similarly to THA's investment in the Pierce County Rapid Rehousing and Youth Housing systems by having a third party administer these funds. It would allow THA to serve more new households each month while investing in part of the continuum of care (the range of housing options available to low-income households in Pierce County), which does not currently receive much investment.

THA believes that this investment would allow THA to better serve households who need immediate assistance in order to prevent eviction. These services are not available in Pierce County and would allow THA to lessen the number of households facing homelessness due to eviction.

THA may consider delaying implementation of its investment into prevention services because of various high-level projects already underway within the agency. THA would provide HUD with status updates through the Report and Plan to convey the agency's plan for development and implementation.

2. Preferences for Special Programs on the HOP Waitlist

THA will implement preferences on the Housing Opportunity Program (HOP) waitlist in order to reach capacity in programs where THA provides HOP subsidies and the partnering agency provides case management and/or supportive services. Currently, these programs include the 20 housing subsidies for the College Housing Assistance Program (time-limited voucher for homeless college students) and the 25 housing subsidies for the Children's Housing Opportunity Program (a time-limited voucher for homeless families where children have been placed in foster care and young adults aging out of foster care). Both programs use the HOP rent calculation and MTW authorizations but have slightly modified time limits and case management requirements. Implementation of these preferences and program requirements went through public notification and Board approval when THA amended its Administrative Plan for these preferences. The following programs are being proposed in THA's 2016 MTW Plan under the Housing Opportunity Program activity. Dedicated HOP subsidies would be filled using the same waitlist method outlined above.

2.1 McKinney Vento Liaison Project

THA is proposing a rental assistance program that would provide McKinney Vento liaisons within Tacoma schools with the ability to refer households to THA's Housing Opportunity Program. Households would receive rental assistance from THA but they would not receive case management services from THA. One goal of the project would be to evaluate the degree to which mandatory case management is a tool for best practices in stabilizing households.

Additionally, THA would like to better understand if providing homeless households with children rental assistance is enough to evoke similar lessened school mobility rates, increased testing scores and increased earned income for work able households. THA anticipates that this activity will stabilize homeless households that have children in Tacoma Public Schools and that the students will be able to remain in the same school. This program will inform policy choices related to case management.

2.2 Women 2 Work

By the end of 2016, THA will analyze whether to deploy an additional HOP preference for 25 households participating in Goodwill's Women 2 Work program. Women 2 Work is a new program being developed by Goodwill for implementation this autumn. It is funded by the Kellogg Foundation as a national

learning initiative. Goodwill is one of seven agencies funded, and the only participant west of the Mississippi.

The program aims to move 140 women of color from unemployment to living-wage work within the next two and a half years. Participants must be currently unemployed, low-income, and have children less than eight years of age enrolled in preschool or other educational daycare. Participants will gain professional certification in jobs identified as locally needed. Goodwill will provide intensive case management and some other support services, working in collaboration with local community and vocational colleges. It will also work closely with early education providers. Given the eligibility parameters, instability in housing is likely for some participants. The program would work as a two-generation intervention emphasizing living wage employment, early childhood education and provider partnerships.

Any adopted changes that are approved by the board and HUD will be updated in THA's Administrative Plan.

The draft plan can be viewed by clicking this link: [THA Draft 2016 MTW Plan](#)

Community and Staff Consultation

During the planning process, there has been a wide range of community and staff input. There were staff brainstorming sessions and feedback from those meetings. After receiving approval from the Cabinet to go through the public hearing process, THA has taken the following actions to receive feedback:

- Staff planning sessions on June 15th and 19th
- Direct mailings to all THA residents and applicants informing them of the plan, public hearings and options for submitting feedback
- Public Hearing for current residents and all interested parties on August 10th
- Public Hearing for applicants and all interested parties on August 19th

Feedback from staff, program participants, and advocates has been mostly supportive of the proposed programs. A full list of public comments is included in the draft plan on THA's website.

Recommendation

Approve Resolution 2015-9-23 (3) authorizing THA Executive Director to submit the Housing Authority of the City of Tacoma's Fiscal Year 2016 Moving to Work (MTW) Plan.



TACOMA HOUSING AUTHORITY

RESOLUTION 2015-9-23 (3) (Approval of THA's 2016 Moving to Work Plan)

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

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 have 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

September 23, 2015

*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.