

<b>5-Year PHA Plan (for All PHAs)</b>	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires: 02/29/2016
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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.** Form HUD-50075-5Y is to be completed once every 5 PHA fiscal years by all PHAs.

<b>A.</b>	<b>PHA Information.</b>					
A.1	PHA Name: Columbus Metropolitan Housing Authority		PHA Code: OH001			
PHA Plan for Fiscal Year Beginning: (MM/YYYY): 01/2021 PHA Plan Submission Type: <input checked="" type="checkbox"/> 5-Year Plan Submission <input type="checkbox"/> Revised 5-Year Plan Submission						
<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>The 5-year plan will be available to the public on our website at <a href="http://www.cmhanet.com">www.cmhanet.com</a></p>						
<input type="checkbox"/> PHA Consortia: (Check box if submitting a Joint PHA Plan and complete table below)						
Participating PHAs		PHA Code	Program(s) in the Consortia	Program(s) not in the Consortia	No. of Units in Each Program	
Lead PHA:					PH	HCV
<b>B.</b>	<b>5-Year Plan.</b> Required for <u>all</u> PHAs completing this form.					



B.1	<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 Columbus Metropolitan Housing Authority serves the community by helping people access affordable housing. By working with our collaborative partners, we develop, renovate, and maintain housing, promote neighborhood revitalization, and assist residents in accessing needed social services.</p>
B.2	<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><b>CMHA Goals for FY 2021-2025:</b> (1) Continue to increase the availability of decent, safe, and affordable housing; (2) Promote self-sufficiency and asset development of families and individuals; (3) Improve community quality of life and economic vitality; and (4) Ensure Equal Opportunity and Affirmatively further Fair Housing.</p> <p>CMHA will endeavor to realize the goals of the 2021 5-Year Plan through the completion of the Choice Neighborhood Implementation Grant which focuses on the revitalization of the Near East Side of Columbus, converting Public Housing through the Rental Assistance Demonstration Program, utilizing the PBV allocation to support development and the continuation of the provision of high quality program administration.</p> <p>CMHA has converted all but four Public Housing (PH) communities through the RAD program and has CHAPs on two of the remaining 4 PH Communities. CMHA intends to convert The Meadows and Post Oak to the RAD PBV program during the following 5-year plan period.</p> <p><b>Demolition and /or Disposition –</b> CMHA has requested and received HUD approval to remove Thornwood Commons, a public housing property (residential and non-residential) from public housing requirements, including use restrictions imposed under the Annual Contributions Contract and the Declaration of Trust/Declaration of Restrictive Covenants. CMHA has requested and received this approval from HUD under the demolition/disposition laws at Section 18 of the 1937 Act and 24 CFR part 970. CMHA will enter into a long-term lease with a local affordable housing developer so that developer can rehab Thornwood Commons through the LIHTC program. CMHA may decide to partner in the redevelopment of the project to assure the successful recapitalization of the property into new and modern affordable housing units.</p> <p>CMHA plans for Waggoner Senior to be our final Public Housing asset. Since this property has under 30 Public Housing units, we plan to use the “Small PHA” authority under Section 18 to dispose of this property after we have disposed of Thornwood and converted Post Oak and The Meadows. We plan to request Tenant Protection Vouchers for all 30 units.</p> <p>CMHA’s high performing housing choice voucher program maintains a 99% utilization rate and will continue to maintain this rate as long as HCV funding is available. CMHA continues to administer the HCV Family Self-Sufficiency program and the S8 Homeownership Program. CMHA regularly applies for and has received vouchers for all additional funding opportunities from HUD such as but not limited to the HUD VASH and Mainstream programs. CMHA will continue to apply for future allocations as approved by HUD to support affordable housing in our jurisdiction. Currently, more than 25,000 families are on the CMHA HCV waitlist, CMHA will pull from the waitlist as voucher utilization allows. The CMHA waitlist is always open for new applicants to apply via our online portal.</p> <p>CMHA has established and HUD recognized EnVision Center known as the CMHA RISE Center. The RISE center will continue to service all CMHA residents by way of linking residents to needed social services from many different providers in the community. These services will be available to all CMHA residents.</p> <p><b>Project Based Vouchers –</b> CMHA is projecting to utilize a number of project-based vouchers throughout Franklin County in a number of locations and for purposes that are consistent with the Goals for FY 2021-2025 and the creation or redevelopment of affordable housing units.</p> <p>CMHA has committed to a strategic initiative to acquire and/or develop up to 500 new units of housing each year for the next 5-years serving residents in deeply affordable housing, workforce housing and mixed income communities. CMHA will submit additional mixed finance applications should the opportunities consistent with CMHA’s mission and goals present themselves.</p> <p>CMHA will always strive to maintain a minimum occupancy rate consistent with industry standards to house as many residents as possible at all sites.</p> <p>CMHA will also be obtaining a S&amp;P rating and pursue the ability to issue tax exempt bonds to fund the acquisition/development of affordable, mixed income, market rate, LIHTC and PBV housing in additional to commercial property and or capital improvements at existing sites and/or CMHA office buildings. CMHA will utilize the issuance of tax exempt bonds and other means of financing necessary to develop and acquire new mixed income, affordable, market rate, LIHTC and PBV housing both as a sole entity and with other partners throughout the this 5-year plan term.</p> <p>CMHA will further make modifications to the HCV Administrative Plan and/or ACOP as needed based upon changes in HUD rules or regulations or other CMHA action that necessitates such a change. All changes to the Admin Plan and ACOP are subject to CMHA Board approval.</p>



<p><b>B.3</b></p>	<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>The Columbus Metropolitan Housing Authority serves the community by helping people access affordable housing. By working with our collaborative partners, we develop, renovate, and maintain housing, promote neighborhood revitalization, and assist residents in accessing needed social services.</p> <p>CMHA Goals for FY 2016-2021: (1) Continue to increase the availability of decent, safe, and affordable housing; (2) Promote self-sufficiency and asset development of families and individuals; (3) Improve community quality of life and economic vitality; and (4) Ensure Equal Opportunity and Affirmatively further Fair Housing.</p> <p>As it relates to the current 5-year plan, CMHA continues to meet its goals.</p> <p>CMHA will endeavor to realize the goals of the 2016 5-Year Plan through the execution and completion of the Choice Neighborhood Implementation Grant which focuses on the revitalization of the Near East Side of Columbus, converting Public Housing through the Rental Assistance Demonstration Program, utilizing the PBV allocation to support development and the continuation of the provision of high quality program administration. So far, CMHA has completed the Poindexter Village redevelopment which brought 450 new units of housing to the Near East Side. CMHA was awarded tax credit funding for each of the four phases of the Poindexter redevelopment and will close out the Choice Neighborhood Implementation grant in 2021.</p> <p>CMHA is participating in HUD’s Rental Assistance Demonstration program. CMHA has submitted an entire portfolio RAD conversion. See attachment R – Rental Assistance Demonstration (RAD) for more detail on CMHA’s RAD projects.</p> <p>CMHA maintains a high performing housing choice voucher program (SEMAP) with a 99% utilization rate; site-based wait lists are available at all the CMHA communities. CMHA continues to administer the HCV Family Self-Sufficiency program and the S8 Homeownership Program. CMHA has applied for additional mainstream vouchers to be awarded for 2020 allocation and will continue to apply for additional funding in other HCV programs as they become available. CMHA issues new HCV vouchers when available and will continue to do so in the next 5-year plan period. Currently there are over 25,000 families on the HCV waitlist.</p> <p>CMHA has also grown its real estate portfolio by over 2,000 units in the past 5 years and now serves an additional 5,000 families in 15 new multi-family communities.</p>
	<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>See attached “Notice to Columbus Metropolitan Housing Authority Participants” for both Public Housing and Housing Choice Voucher residents. CMHA will continue to conduct training on domestic violence and housing issues training for the entire HCV and PH staff.</p> <p>VAWA information is included in EVERY voucher and public housing tenant and landlord briefings packets and all tenant files for every action with CMHA.</p> <p>CMHA has an established internal VAWA coordinator on staff to work with any resident who claims they are a victim of domestic violence.</p>
<p><b>B.5</b></p>	<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>CMHA will require a significant amendment to the 5-year plan if the agency determines it is in the best interest of the community to take any affordable units offline for rehabilitation or disposition of any asset without the replacement of said affordable unit within the community by way of new development or the issuance of Housing Choice Vouchers.</p>
<p><b>B.6</b></p>	<p><b>Resident Advisory Board (RAB) Comments.</b></p> <p>(a) Did the RAB(s) provide comments to the 5-Year PHA Plan?</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>B.7</b></p>	<p><b>Certification by State or Local Officials.</b></p> <p><u>Form HUD 50077-SL</u>, <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>



# Instructions for Preparation of Form HUD-50075-5Y 5-Year PHA Plan for All PHAs

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**A. PHA Information [24 CFR §903.23\(4\)\(e\)](#)**

**A.1** Include the full PHA Name, PHA Code, PHA Fiscal Year Beginning (MM/YYYY), 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. 5-Year Plan.**

**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\(b\)\(1\)](#)) For Qualified PHAs only, if at any time a PHA proposes to take units offline for modernization, then that action requires a significant amendment to the PHA's 5-Year Plan.

**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\(a\)\(3\)](#))

**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.

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

(a) Did the public or RAB provide 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\(a\)](#), [24 CFR §903.19](#))

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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 .76 hours per response, 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.

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