

THE CITY OF GLENDALE HOUSING AUTHORITY

PUBLIC HEARING FOR THE SECTION 8 PHA ANNUAL PLAN FY 2024-2025





Annual

SECTION 8 PHA ANNUAL PLAN

- ▶ Required by the Department of Housing and Urban Development (HUD)
 - ▶ Streamlined Annual plan
 - ▶ Roadmap for Policies, Programs, Operation and Strategy
- Progress Report



CENTRAL THEMES

▶ Financial Resources



▶ New Payment Standards (Effective December 2023)

Upcoming Policy Changes
Small Area Fair Market Rents (SAFMRs)



Housing Opportunity Through Modernization Act (HOTMA)

Financial Resources

Planned Use	# of vouchers	Amount
Glendale HCV Vouchers (HAP)	1666	\$26,489,400.00
Administrative Fees	-	\$2,198,012.00
	Subtotal	\$28,687,412.00
EHV Vouchers (HAP)	225	\$4,085,100.00
Administrative Fees	-	\$405,135.00
	Subtotal	\$4,490,235.00
Port Vouchers (HAP)	992	\$14,915,712.00
Administrative Fees	-	\$1,066,979.00
	Subtotal	\$15,982,691.00
	GRAND TOTAL	\$49,160,338.00

Payment Standards Effective December 2023

Bedroom(s)	HCV (S8)	EHV	VASH	FMR
0	\$1,955	\$2,132	\$2,132	\$1,777
1	\$2,207	\$2,407	\$2,407	\$2,006
2	\$2,798	\$3,053	\$3,053	\$2,544
3	\$3,589	\$3,916	\$3,916	\$3,263
4	\$3,960	\$4,320	\$4,320	\$3,600
5	-	\$4,968	\$4,968	\$4,140

SMALL AREA FAIR MARKET RENTS (SAFMRS)

- **Implementation Date : October 1, 2024**

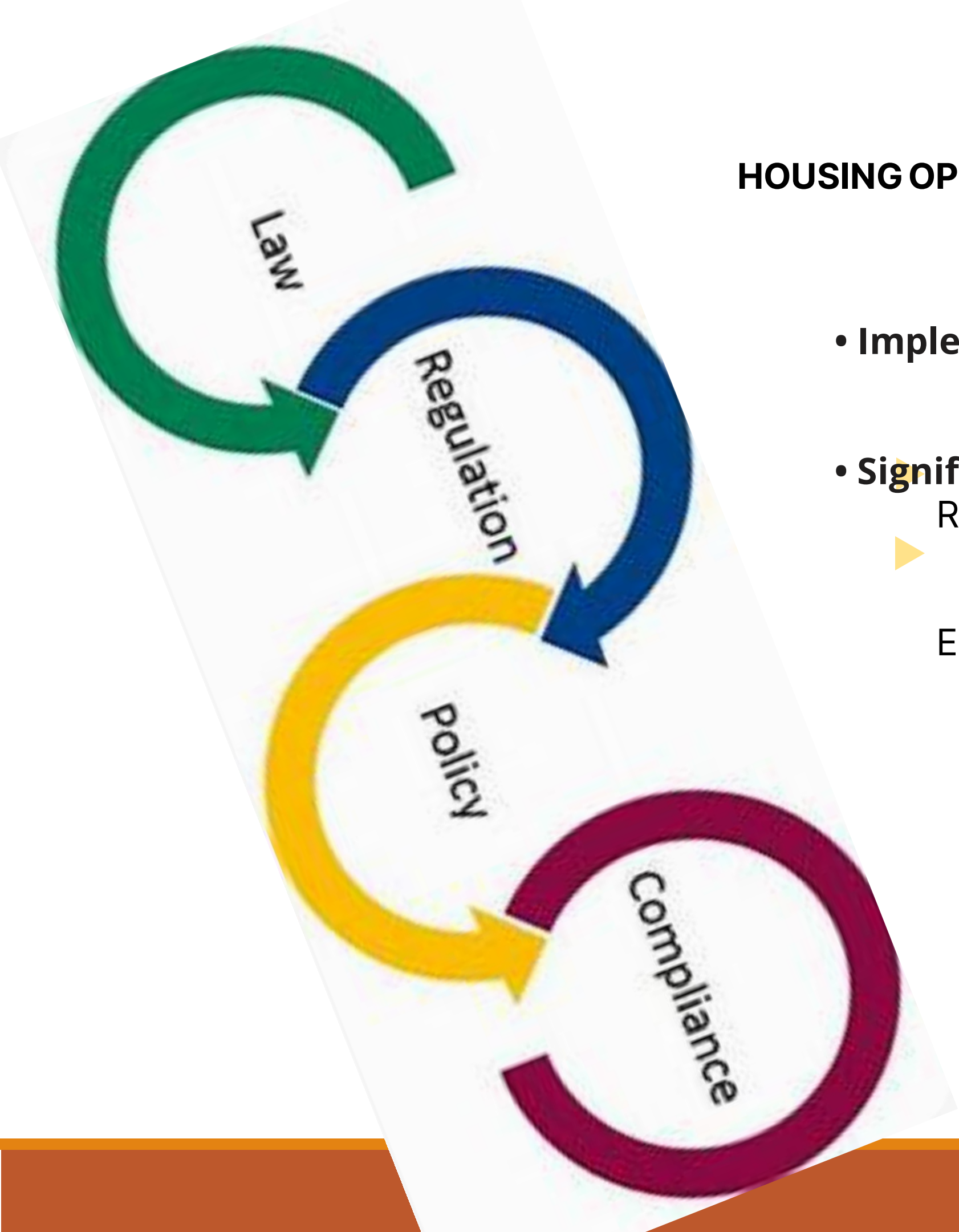
- **Benefits:**
 - ▶ Allow the housing authority to establish payment standards that better reflect local market variations
 - ▶ Provide tenants access to areas of higher opportunities
 - ▶ Reduces concentration of voucher tenants in small number of neighborhoods

Help the Housing Authority boost its performance in the Section Eight Management Assessment Program (SEMAP)



HOUSING OPPORTUNITY THROUGH MODERNIZATION ACT (HOTMA)

- Implementation Date : January 1, 2025
- Significant Changes Include:
 - ▶ Requirements related to income reviews and verifications
 - ▶ Establishment of maximum asset limits





PROGRESS REPORT

▶ Waiting List Update



▶ EHV Lease Up Update

EHV Owner Incentive Program Update

RAB

RESIDENT ADVISORY BOARD (RAB)

- ▶ Meeting with RAB - February 21, 2024
- ▶ Obtained Comments
- ▶ Addressed Questions





Thank You Any Questions?