



AGENDA

Garden Grove Housing Authority

Tuesday,
June 25, 2019

6:30 PM

Community Meeting Center 11300
Stanford Avenue Garden Grove
California 92840

Patrick Phat Bui
Chair

Kim B. Nguyen
Vice Chair

Carol Beckles
Commissioner

George S. Brietigam
Commissioner

Steven R. Jones
Commissioner

Stephanie Klopfenstein
Commissioner

Thu-Ha Nguyen
Commissioner

John R. O'Neill
Commissioner

Stephen Solorio
Commissioner

Meeting Assistance: Any person requiring auxiliary aids and services, due to a disability, to address the Housing Authority, should contact the City Clerk's Office 72 hours prior to the meeting to arrange for accommodations. Phone: 714) 741-5040.

Agenda Item Descriptions: Are intended to give a brief, general description of the item. The Housing Authority may take legislative action deemed appropriate with respect to the item and is not limited to the recommended action indicated in staff reports or the agenda.

Documents/Writings: Any revised or additional documents/writings related to an item on the agenda distributed to all or a majority of the Commissioners within 72 hours of a meeting, are made available for public inspection at the same time (1) in the City Clerk's Office at 11222 Acacia Parkway, Garden Grove, CA 92840, during normal business hours; (2) on the City's website as an attachment to the Housing Authority meeting agenda; and (3) at the Council Chamber at the time of the meeting.

Public Comments: Members of the public desiring to address the Housing Authority are requested to complete a **pink speaker card** indicating their name and address, and identifying the subject matter they wish to address. This card should be given to the City Clerk prior to the start of the meeting. General comments are made during "Oral Communications," and should be limited to matters under consideration and/or what the Housing Authority has jurisdiction over. Persons wishing to address the Housing Authority regarding a Public Hearing matter will be called to the podium at the time the matter is being considered.

Manner of Addressing the Housing Authority: After being called by the Chair, you may approach the podium, it is requested that you state your name for the record, and proceed to address the Housing Authority. All remarks and questions should be addressed to the Housing Authority as a whole and not to individual Commissioners or staff members. Any person making impertinent, slanderous, or profane remarks or who becomes boisterous while addressing the Housing Authority shall be called to order by the Chair. If such conduct continues, the Chair may order the person barred from addressing the Housing Authority any further during that meeting.

Time Limitation: Speakers must limit remarks for a total of (5) five minutes. When any group of persons wishes to address the Housing Authority on the same subject matter, the Chair may request a spokesperson be chosen to represent the group, so as to avoid unnecessary repetition. At the Housing Authority's discretion, a limit on the total amount of time for public comments during Oral Communications and/or a further limit on the time allotted to each speaker during Oral Communications may be set.

PLEASE SILENCE YOUR CELL PHONES DURING THE MEETING.

AGENDA

Open Session

6:30 PM

ROLL CALL: COMMISSIONER BECKLES, COMMISSIONER BRIETIGAM,
COMMISSIONER JONES, COMMISSIONER KLOPFENSTEIN,
COMMISSIONER T. NGUYEN, COMMISSIONER O'NEILL, COMMISSIONER
SOLORIO, VICE CHAIR K. NGUYEN, CHAIR BUI

1. ORAL COMMUNICATIONS

2. CONSENT ITEMS

(Consent Items will be acted on simultaneously with one motion unless separate discussion and/or action is requested by a Housing Authority Commissioner.)

2.a. Receive and file the Housing Authority Status Report for May 2019. *(Action Item)*

2.b. Receive and file minutes from the meeting held on May 28, 2019. *(Action Item)*

3. PUBLIC HEARINGS

(Motion to approve will include adoption of each Resolution unless otherwise stated.)

3.a. Adoption of a Resolution approving the Garden Grove Housing Authority biennial budget for Fiscal Year 2019-20 and Fiscal Year 2020-21. *(Action Item)*

4. MATTERS FROM CHAIR, COMMISSIONERS AND DIRECTOR

- 4.a. Report regarding opening the Section 8 Rental Assistance Program Waiting List for Veterans as requested by the Housing Authority.

5. ADJOURNMENT

The next Regular Housing Authority Meeting will be held on Tuesday, August 27, 2019, at 5:30 p.m. in the Community Meeting Center, 11300 Stanford Avenue, Garden Grove, California.

City of Garden Grove

INTER-DEPARTMENT MEMORANDUM

To: Scott C. Stiles From: Maria Stipe
Dept.: Director Dept.: City Manager
Subject: Receive and file the Housing Authority Status Report for
May 2019. (*Action Item*) Date: 6/25/2019

OBJECTIVE

To provide Housing Authority Commissioners the May 2019 Housing Authority Status Report.

BACKGROUND

The Housing Choice Voucher Program assists low-income families, senior citizens, and handicapped persons in the payment of their monthly rent. Under this program, a qualified participant pays a portion of his/her adjusted household income for rent. The remainder of the rent is paid by the City's Housing Authority utilizing funds received from the Department of Housing and Urban Development (HUD). The units rented under the program are inspected on a biennial basis to ensure that they are decent, safe, sanitary, and have no code violations. Approximately 2,337 senior citizens, disabled persons, and families are funded by the Section 8 Rental Assistance Program.

DISCUSSION

The following is a status report for the month of May 2019:

Program Eligibility: All participants of the Housing Choice Voucher Program must be income eligible. Applicants are ranked on the Waiting List by local preferences. When an applicant is next on the Waiting List, they have an Initial Qualifying (IQ) interview where their eligibility is verified. If they are eligible, they receive a program briefing and their voucher. The Authority replaces those families who terminate from the program as a part of normal turnover. Once on the program, they are re-certified for eligibility at least annually and their portion of the rent adjusted according to their income.

INITIAL QUALIFICATION (IQ) INTERVIEWS: Staff conducted 26 Initial Qualification interview (IQ) from the Waiting List and the following:

- (a) Emergency Situations - 0
- (b) Referred by a Garden Grove Homeless Shelter - 0
- (c) Incoming Portability - 2

Briefings: Three briefings were conducted this month, and 12 vouchers were issued.

Re-certifications: Staff conducted 246 re-examination interviews with participants to determine continued eligibility. Ninety-five were interviewed who had interim changes in income, which necessitated an adjustment in their portion of the rent.

Moves: Staff met with 16 tenants currently on the program that were moving and were briefed on move procedures.

Terminations: There were 11 families who terminated from the program during the month.

FAMILY SELF-SUFFICIENCY PROGRAM (FSS): Assists families to become employed and no longer dependent on public assistance. The Family Self-Sufficiency Program enters into contracts with Voucher participants to provide support services such as education, training, and career development.

Status of FSS participants this month: There was one prospective FSS participant interviewed for the month of May. There were no contracts signed and one contract was terminated. There are a total of 385 families who have signed contracts for the FSS program. Forty-three contracts are active. Eight update meetings were held with FSS participants.

One hundred and thirty-two families have completed their FSS goals and 64 of these are self-sufficient and no longer need housing assistance. Eight families have purchased houses. There are 32 escrow accounts. Twenty-four escrow accounts are active with monthly deposits.

The Authority has paid out a total of \$1,081,506 in escrow funds to tenants who have completed their contract obligations. Each graduate that successfully completes his or her family obligations on the contract after October 21, 1998, reduces the minimum program size. The original program size of 140 is now reduced to 13.

UNIT INSPECTIONS: All units that are leased under the Housing Choice Voucher program must pass an initial Housing Quality Standards (HQS) inspection before the Housing Assistance Payments contract is signed, and must pass a biennial HQS inspection to continue to receive rental assistance payments. HQS inspections determine that the unit is decent, safe and sanitary, and has passed City building codes.

New Leases: There were 19 requests for new lease approvals with nine units passing and 10 units failing.

Annals: There were 129 annual inspections conducted this month. Thirty-seven units passed and 92 units failed to meet Housing Quality Standards (HQS) and code requirements. The owners were requested to make the necessary repairs.

Re-inspections: There were 106 re-inspections conducted on units that failed their first inspection.

Move-out: There were no move-out inspections conducted.

Specials: There were no special inspections conducted.

Quality Control: There were four quality control inspections conducted this month. These inspections are required by HUD to ensure that field staff is in compliance with inspection requirements and are conducted by supervisory staff.

FINANCIAL IMPACT

None.

RECOMMENDATION

It is recommended that the Housing Authority Commissioners:

- Receive and file the 2019 May Housing Authority Status Report.

By: Danny Huynh, Housing Manager

ATTACHMENTS:

Description	Upload Date	Type	File Name
Statistical report	6/6/2019	Backup Material	Statistical_report_-_May.pdf

GARDEN GROVE HOUSING AUTHORITY

"STATISTICAL REPORT"

May 2019

I. <u>LEASED FAMILIES</u>	<u>NUMBER</u>	<u>FAMILIES</u>
Total Participating Families:	<u>2529</u>	<u>100%</u>
Elderly:	<u>1529</u>	<u>60%</u>
Disabled:	<u>774</u>	<u>31%</u>
Female Head of Household:	<u>1353</u>	<u>54%</u>
Employed:	<u>1062</u>	<u>42%</u>

II. <u>UNITS UNDER LEASE</u>	<u>UNITS LEASED</u>	<u>TOTAL UNITS ALLOCATED</u>	<u>% LEASED</u>	<u>PORT IN ADMINISTERED</u>
	<u>2217</u>	<u>2337</u>	<u>95%</u>	<u>312</u>

III. <u>CURRENT PAYMENT STANDARD</u>	<u>1-BEDRM</u>	<u>2-BEDRM</u>	<u>3-BEDRM</u>	<u>4+BEDRM</u>	<u>MOBILE HOME</u>
	<u>\$1518</u>	<u>\$1894</u>	<u>\$2662</u>	<u>\$3040</u>	<u></u>

IV. <u>RENTS AND INCOME</u>	<u>VOUCHERS</u>
Average HAP Payment:	<u>\$1067</u>
Average Tenant Rent:	<u>\$428</u>
Average Contract Rent:	<u>\$1493</u>
Average Annual Income:	<u>\$18914</u>
Hard to House:	<u>1</u>

V. <u>TOTAL NUMBER OF UNITS LEASED BY BEDROOM SIZE</u>	<u>1-BEDRM</u>	<u>2-BEDRM</u>	<u>3-BEDRM</u>	<u>4+BEDRM</u>	<u>MOBILE HOME</u>	<u>TOTAL</u>
	<u>1547</u>	<u>731</u>	<u>205</u>	<u>27</u>	<u>19</u>	<u>2529</u>

GARDEN GROVE HOUSING AUTHORITY
"STATISTICAL REPORT"

May 2019

VI. MONTHLY ACTIVITY BY UNIT SIZE

	<u>1-BEDRM</u>	<u>2-BEDRM</u>	<u>3-BEDRM</u>	<u>4+BEDRM</u>	<u>MOBILE HOME</u>	<u>TOTAL</u>
New Admission	<u>7</u>	<u>2</u>	<u></u>	<u></u>	<u></u>	<u>9</u>
Annual Reexamination	<u>127</u>	<u>61</u>	<u>19</u>	<u>2</u>	<u>2</u>	<u>211</u>
Interim Reexamination	<u>79</u>	<u>53</u>	<u>14</u>	<u>1</u>	<u></u>	<u>147</u>
Portability Move-out (S8 only)	<u>1</u>	<u></u>	<u>3</u>	<u>1</u>	<u></u>	<u>5</u>
End Participation	<u>3</u>	<u>2</u>	<u>2</u>	<u></u>	<u>1</u>	<u>8</u>
Other Change of Unit	<u>9</u>	<u>4</u>	<u></u>	<u></u>	<u></u>	<u>13</u>
Annual Reexamination Searching (S8	<u>2</u>	<u>1</u>	<u></u>	<u></u>	<u></u>	<u>3</u>
Accounting Adjustment	<u>3</u>	<u>5</u>	<u></u>	<u></u>	<u></u>	<u>8</u>
Own Business	<u></u>	<u>1</u>	<u></u>	<u></u>	<u></u>	<u>1</u>

Form Completed by:

City of Garden Grove

INTER-DEPARTMENT MEMORANDUM

To: Scott C. Stiles From: Teresa Pomeroy
Dept.: Director Dept.: City Clerk
Subject: Receive and file minutes Date: 6/25/2019
from the meeting held on
May 28, 2019. (*Action Item*)

Attached are the minutes from the meeting held on May 28, 2019, recommended to be received and filed as submitted or amended.

ATTACHMENTS:

Description	Upload Date	Type	File Name
Minutes	6/13/2019	Minutes	ha-min_05_28_2019.pdf

MINUTES

GARDEN GROVE HOUSING AUTHORITY

Regular Meeting

Tuesday, May 28, 2019

Community Meeting Center

11300 Stanford Avenue, Garden Grove, California 92840

CONVENE MEETING

At 7:00 p.m., Chair Bui convened the meeting in the Council Chamber.

ROLL CALL PRESENT: (8) Commissioners Brietigam, Jones,
Klopfenstein, T. Nguyen, O'Neill, Solorio, Vice
Chair K. Nguyen, Chair Bui

ABSENT: (1) Commissioner Beckles

ORAL COMMUNICATIONS

Speakers: None.

RECEIVE AND FILE THE HOUSING AUTHORITY STATUS REPORT FOR APRIL 2019
(F: H-117.2)

It was moved by Commissioner O'Neill, seconded by Commissioner Brietigam that:

The Housing Authority Status Report for April 2019, be received and filed.

The motion carried by an 8-0-1 vote as follows:

Ayes: (8) Brietigam, Jones, Klopfenstein, K. Nguyen, T.
Nguyen, O'Neill, Solorio, Bui
Noes: (0) None
Absent: (1) Beckles

RECEIVE AND FILE MINUTES FROM THE APRIL 23, 2019, MEETING (F: Vault)

It was moved by Commissioner O'Neill, seconded by Commissioner Brietigam that:

Minutes from the meeting held on April 23, 2019, be received and filed.

The motion carried by an 8-0-1 vote as follows:

Ayes: (8) Brietigam, Jones, Klopfenstein, K. Nguyen, T.
Nguyen, O'Neill, Solorio, Bui
Noes: (0) None
Absent: (1) Beckles

MATTERS FROM CHAIR, COMMISSIONERS AND DIRECTOR

REPORT REGARDING RENTAL ASSISTANCE AND OTHER SUPPORT AVAILABLE TO VETERANS THROUGH THE SECTION 8 RENTAL ASSISTANCE PROGRAM AS REQUESTED BY THE HOUSING AUTHORITY (F: H-117.2A)

Following staff presentation and Commissioner discussion, it was moved by Commissioner O'Neill, seconded by Commissioner Brietigam that:

The report regarding rental assistance and other support to Veterans through Section 8 assistance be received and filed.

The motion carried by an 8-0-1 vote as follows:

Ayes: (8) Brietigam, Jones, Klopfenstein, K. Nguyen, T.
Nguyen, O'Neill, Solorio, Bui
Noes: (0) None
Absent: (1) Beckles

MATTERS FROM CHAIR, COMMISSIONERS AND DIRECTOR (Continued)

Chair Bui shared that he attended a memorial event at the Fairhaven Memorial Park, and District Attorney, Todd Spitzer, delivered a very touching speech that included a call to action to develop a special task force to address the issues that plague veterans. He stated that we have the responsibility to those service men and women who risk their lives. He noted that Section 8 would not have been available during the time that many of these service people were on duty; other groups such as low income earners and victims of domestic violence need help as well, however, he would like the Commissioners to consider listing discussion on establishing a brief enrollment period for veterans only on the next Housing Authority agenda.

Following Commissioner discussion, it was moved by Chair Bui, seconded by Commissioner K. Nguyen that:

Staff be directed to come back to a future meeting to provide a detailed study and factual information on assisting Veterans through the Section 8 Housing program.

Commissioner O'Neill noted that other ways to assist Veterans is through policy for hiring and contracting with Veterans. (F: H-117.2A)

The motion carried by an 8-0-1 vote as follows:

Ayes: (8) Brietigam, Jones, Klopfenstein, K. Nguyen, T.
Nguyen, O'Neill, Solorio, Bui
Noes: (0) None
Absent: (1) Beckles

ADJOURNMENT

At 7:22 p.m., Chair Bui adjourned the meeting. The next Regular Housing Authority Meeting will be held Tuesday, June 25, 2019, at 5:30 p.m., at the Community Meeting Center, 11300 Stanford Avenue, Garden Grove, California.

Teresa Pomeroy, CMC
Secretary

City of Garden Grove

INTER-DEPARTMENT MEMORANDUM

To:	Scott C. Stiles	From:	Maria Stipe
Dept.:	City Manager	Dept.:	City Manager
Subject:	Adoption of a Resolution approving the Garden Grove Housing Authority biennial budget for Fiscal Year 2019-20 and Fiscal Year 2020-21. (<i>Action Item</i>)		
		Date:	6/25/2019

OBJECTIVE

To request that the Housing Authority and City Council hold a Public Hearing on the Authority's proposed annual budget for Fiscal Year 2019-20 and Fiscal Year 2020-21; and adopt a Resolution approving the budget.

BACKGROUND

The Section 8 Rental Assistance Program is a federally funded program through the Department of Housing and Urban Development (HUD) that assists very-low income families, seniors and disabled persons in the payment of the rent on privately owned rental units. Under this program, qualified participants pay a percentage of their adjusted income toward the rent and the Housing Authority pays the balance to the owner utilizing federal funds received from HUD. The rental units subsidized under the program are inspected annually to ensure that they are decent, safe, and sanitary and have no building code violations. The Authority ensures that the total monthly rent is comparable to rents being paid on similar non-subsidized units, and owners are encouraged to improve their properties to make them eligible for an annual rent increase.

In addition, as part of the dissolution of the Garden Grove Agency in February 2012, the Housing Authority has taken on the "housing assets" of the former Agency. These assets include land purchased with housing set aside funds.

DISCUSSION

The Authority's annual budget for Fiscal Year 2019-20 is estimated at \$35,794,529 and Fiscal Year 2020-21 is estimated at \$35,974,742 which reflects assistance to 2,337 Section 8 families, plus an additional 300 families through Portability, and the operational costs of administering the program. While the Housing Authority is

allocated 2,337 vouchers, it is only able to fulfill approximately 2,220 at the current funding level. Additionally, the Housing Authority is receiving approximately 79% of its administrative allocation at this time. Staff continues to administer the program with reduced funding but may be required to make additional program adjustments if funding is not restored or is further reduced.

FINANCIAL IMPACT

The Housing Authority receives all funding for the Section 8 Rental Assistance Program from the Department of Housing and Urban Development (HUD). The level of funding is based on annual appropriations approved by Congress. Revenues generated from rentals and housing agreements will be used to administer affordable housing assets.

RECOMMENDATION

It is recommended that the Housing Authority and City Council:

- Conduct a Public Hearing on the proposed budget; and
- Adopt the attached Resolution approving the Authority's budget for Fiscal Year 2019-20 and Fiscal Year 2020-21.

By: Danny Huynh, Housing Manager

ATTACHMENTS:

Description	Upload Date	Type	File Name
Resolution	6/17/2019	Resolution	6-25-19_RES-HA_6.25.19_(3).pdf
Proposed budget	6/11/2019	Backup Material	Housing_Budget.pdf

GARDEN GROVE HOUSING AUTHORITY

RESOLUTION NO.

A RESOLUTION OF THE GARDEN GROVE HOUSING AUTHORITY
ADOPTING BUDGETS FOR FISCAL YEAR 2019-20 AND FISCAL
YEAR 2020-21

WHEREAS, the Garden Grove Housing Authority has given careful consideration to the adoption of the Budget for Fiscal Year 2019-20 and Fiscal Year 2020-21.

NOW, THEREFORE, BE IT RESOLVED that the Director is hereby authorized to expend in accordance with Section 34200, et seq., of the Health and Safety Code of the State of California on behalf of the Garden Grove Housing Authority an amount of \$35,794,529 for Fiscal Year 2019-20 and \$35,974,742 for Fiscal Year 2020-21 from new appropriations for the planned activities shown below:

<u>Expenditures</u>	FY 2019-20	FY 2020-21
Administration	\$ 2,949,106	\$ 3,115,019
Property Management	142,890	147,120
Family Self-Sufficiency Program	133,070	143,140
Housing Assistance Payments	<u>32,569,463</u>	<u>32,569,463</u>
TOTAL EXPENDITURES	\$ 35,794,529	\$ 35,974,742

BE IT FURTHER RESOLVED by the Garden Grove Housing Authority that the total of \$35,794,529 for Fiscal Year 2019-20 and \$35,974,742 for Fiscal Year 2020-21 which the Director is authorized to expend in accordance with the Laws of the State of California shall be appropriated from the following funds for the Fiscal Year 2019-20 and Fiscal Year 2020-21.

<u>Funding</u>	FY 2019-20	FY 2020-21
Low/Mod Housing Agency (507)	\$ 105,890	\$ 110,120
Housing Authority-Sec8 Admin (508)	3,082,176	3,258,159
Housing Authority (509)	32,569,463	32,569,463
Housing Authority – Civic Center Prop. (510)	<u>37,000</u>	<u>37,000</u>
TOTAL FUNDING	\$ 35,794,529	\$ 35,974,742

FISCAL YEAR 2019-20
AND
FISCAL YEAR 2020-21

PROPOSED BUDGET

HOUSING AUTHORITY

CITY OF GARDEN GROVE

HOUSING AUTHORITY
FY 2019-20 and FY 2020-21
PROPOSED BUDGET

Program Descriptions	FY 2019-20	FY 2020-21
City Administration	\$ 2,949,106	\$ 3,115,019
Property Management	142,890	147,120
Family Self-Sufficiency Program	133,070	143,140
Vouchers Program	<u>32,569,463</u>	<u>32,569,463</u>
TOTAL	<u>\$ 35,794,529</u>	<u>\$ 35,974,742</u>

HOUSING AUTHORITY PROPOSED BUDGET
FY 2019-20 & FY 2020-21

Housing Assistance Grant		Propoosed FY 2019-20	Proposed FY 2020-21	Funding Source
Activity:				
Council/Commission				
0010	City Council	\$ 5,795	\$ 5,795	Housing Authority
City Management				
0020	Management	113,730	122,340	Housing Authority
0021	Operations	20,210	21,740	Housing Authority
0023	Research/Legislation	32,050	34,480	Housing Authority
0040	City Clerk	7,820	8,410	Housing Authority
0042	Elect/Voter Assist	-	7,137	
	Subtotal	<u>173,810</u>	<u>194,107</u>	
Real Property				
0030	Real Property	133,117	133,117	Housing Authority
2535	Civic Center Property Mgmt	37,000	37,000	Civic Center Properties
	Subtotal	<u>170,117</u>	<u>170,117</u>	
Fiscal Services				
1010	Budget/Special Proj	4,820	5,180	
1020	General Accounting	55,790	60,010	Housing Authority
1021	Financial Planning	39,365	42,317	Housing Authority
	Subtotal	<u>99,975</u>	<u>107,507</u>	
Community Improvement				
2701	Set Aside Admin	105,890	110,120	Low/Mod Housing Agency
Housing Authority				
4102	Housing Administration	2,536,409	2,674,493	Housing Authority
4103	Family Self-Sufficiency	133,070	143,140	Housing Authority
4104	Housing - Vouchers/HAP	28,569,463	28,569,463	Housing Authority
4107	Housing - HAP Portability	4,000,000	4,000,000	Housing Authority
	Subtotal	<u>35,238,942</u>	<u>35,387,096</u>	
Total Program		<u>\$ 35,794,529</u>	<u>\$ 35,974,742</u>	

City of Garden Grove

INTER-DEPARTMENT MEMORANDUM

To:	Scott C. Stiles	From:	Maria Stipe
Dept.:	City Manager	Dept.:	City Manager
Subject:	Report regarding opening the Date: 6/25/2019 Section 8 Rental Assistance Program Waiting List for Veterans as requested by the Housing Authority.		

OBJECTIVE

To provide a report regarding the rules and regulations of opening the Section 8 Housing Assistance Program waiting list for Veterans.

BACKGROUND

At the May 28, 2019, Housing Authority meeting, the Housing Authority Commission directed staff to research the regulations regarding opening the current Section 8 Housing Assistance Program waiting list for veterans. In July 2010, the Garden Grove Housing Authority accepted applications for its Section 8 Rental Assistance Program and received over 17,000 applications for rental assistance. Currently, there are approximately 14,000 applicants on the waiting list.

DISCUSSION

Program regulations provide flexibility for each housing authority to develop an application and selection process to meet its particular circumstances. The process must be consistent in determining which applicants should be placed on the waiting list; and also comply with HUD rules on non-discrimination.

- The application and selection process must be stated in the Housing Authority Administrative Plan and approved by the Housing Commission.
- To further fair housing opportunity, the Housing Authority must advertise in local newspaper of general circulation and also through minority media. The public notice must state any limitation on who may apply to be on the waiting list.
- The Housing Authority shall establish internal procedures to support the objective and assign staff for implementation.

The decision to open to waiting list depends upon local needs; however, HUD guidelines state that the waiting list should not be allowed to grow to such a size that the wait for housing is unreasonable. The Housing Authority should close their waiting list when it has insufficient funds to assist all applicants on the waiting list within a reasonable period of time. HUD does not define "reasonable", but it is recommended that the wait should not be more than 12 to 24 months.

There are over 14,000 applicants currently on the Garden Grove waiting list. It is estimated that it will take over 15 years to assist all qualifying applicants on the current list. Staff is presently working with the Long Beach Veterans Administration to link homeless veterans with housing services. Staff is also working with other agencies such as 211 Orange County to link low income veterans to available services.

FINANCIAL IMPACT

None. This report is for informational purposes only.

RECOMMENDATION

It is recommended that the Housing Authority Commissioners:

- Receive and file this report regarding opening the Section 8 Rental Assistance Program Waiting List for Veterans.

By: Danny Huynh, Housing Manager