



October 5, 2010

Board of Commissioners  
Housing Authority of the County of Marin  
Marin Civic Center  
3501 Civic Center Drive  
San Rafael, CA 94903

4020 Civic Center Drive  
San Rafael, CA 94903-4173

Executive Director  
Dan Nackerman

**SUBJECT:** Public Hearing: Annual Agency Plan for 2011 and Five-Year Plan for 2011-2015

**RECOMMENDATION:** (i) Conduct a Public Hearing; (ii) consider approving the Annual Agency Plan and the Five-Year Plan for Submittal to the U.S. Department of Housing and Urban Development.

**SUMMARY:** HUD requires each Housing Authority to develop and approve an annual agency plan and five-year plan. The Housing Authority prepared a Draft Plan, published two Public Notices and on August 6, 2010 opened a 45-day public comment period, ending September 20, 2010. The Draft Plan was reviewed in a series of 15 meetings with the Resident Advisory Board (RAB). MHA held a public forum on August 31, 2010 for interested residents and members of the community.

The Plan was available in the Housing Authority offices in San Rafael and Golden Gate Village in Marin City, and posted on the Marin Housing website. Copies of the Plan were provided to the RAB members, notification of the Draft Plan was provided directly to several community-based organizations. Comments received have been considered and attached to the Draft Agency Plan document.

With respect to the Plan, please note the following:

- The Capital Fund Program Annual Statement/ Evaluation Report represents the Housing Authority's application for HUD funding for 2011 under the Capital Fund Program
- Administrative Plan revisions included sections on; *Policies and Objectives, Fair Housing and Equal Opportunity, Applying for Admission, Eligibility for Admission,*

Housing Authority of  
the County of Marin

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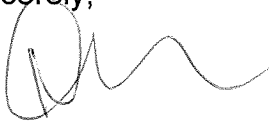
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*Maintaining the Waiting List, Income and Subsidy Determinations, Briefing and Voucher Issuance, Housing Quality Standards and Rent Reasonableness Determination.* These proposed revisions are primarily format changes versus content changes to transfer to the industry model Administrative Plan.

- Agency Five-Year Plan Goals and Objectives include maximum program utilization, preserving existing housing, preventing homelessness, promoting homeownership, aggressive funding attainment, economic advancement by participants, demystifying bureaucracy, improving/streamlining external communication, adding partners, adding/developing housing stock, green projects, increasing accessibility for disabled, and job training/hiring for low-income individuals.

**FISCAL IMPACT:** Although there is no direct fiscal impact, the Annual Plan outlines the activities, goals and objectives of the Housing Authority for 2011 and the period 2011 through 2015 base on current and projected funding levels.

Sincerely,



DANIEL NACKERMAN  
Executive Director

Attachments