



St Charles Parish Housing Authority

Review of Activities **St Charles Parish Housing Authority**

Benjamin R. Bell,
Executive Director, St. Charles Parish Housing Authority (SCPHA)
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THANK YOU FROM SCPHA



On behalf of the St Charles Parish Housing Residents, the Board of Commissioners, Staff, and myself, I thank the Parish and its officials for their continued support, open door policy, fast responses, and opportunity to present our story. We look forward to a productive relationship in 2016 that will make all of us proud and offer more services and opportunities to our residents.

SCPHA Mission

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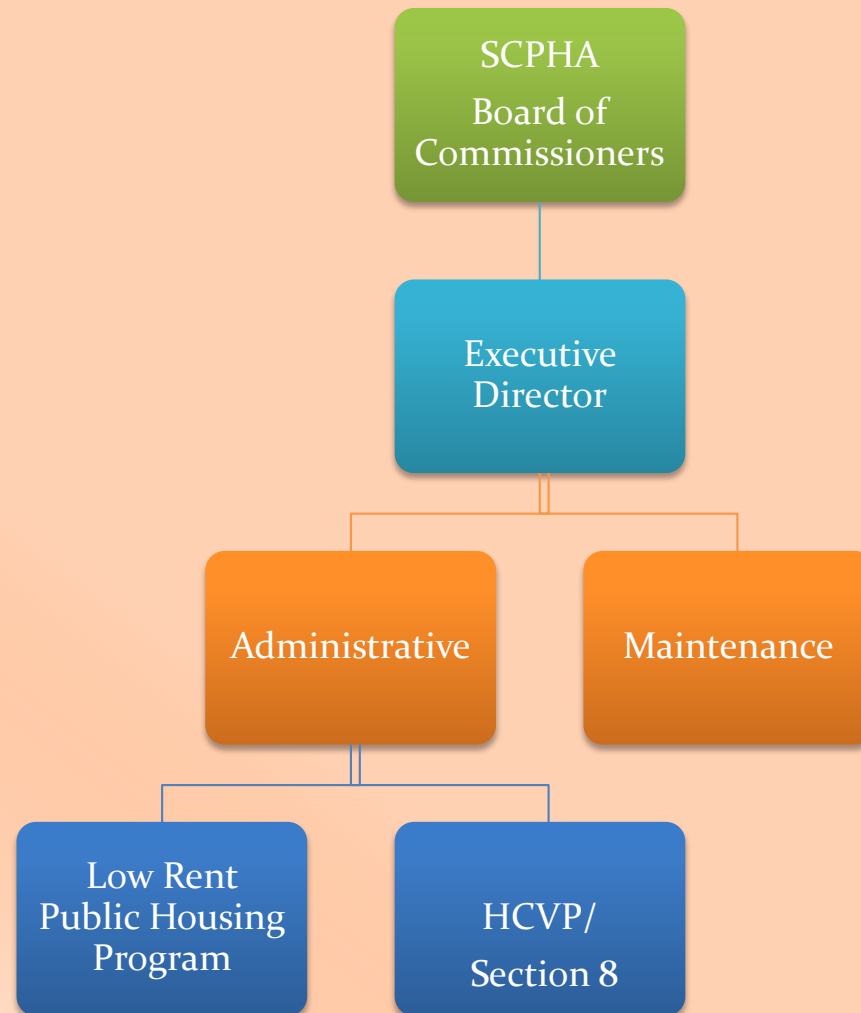
Promote adequate and affordable housing, economic opportunity, and a suitable living environment without discrimination.

SCPHA Goals



- Strategic goals:
 - Increase the availability of decent, safe and affordable housing in our communities;
 - Ensure equal opportunity in housing for all;
 - Promote self-sufficiency and asset development of families and individuals, and
 - Improve community quality of life and economic vitality.

SCPHA Organization's Structure



St. Charles Parish Housing Authority (SCPCHA) – Quick View – Public Housing

6

- LA 094 – Established 1969
- Total SCPCHA Public Housing Units – 129
 - Boutte Estates – Chadborne – 66; Vac. (3)
 - Hahnville - Richard Smith Complex – 51; Vac. (1)
 - Des Allemands – 12

Population	2016	2015
Total	323	334
Employed	80	60
Unemployed	25	29
Near Elderly (55+)	33	30
Handicap/ Disabled	40	24

St. Charles Parish Housing Authority (SCPHA)–Quick View – HCVP/Section 8

7

- Section 8/ Housing Choice Voucher Program
- Total Participants – 194
- Total Vouchers Including Portability Vouchers - 212
- Total Voucher Applicants Searching for Housing – 6
- Waiting List Scheduled to Open February 2016 – 1st time since 2007
- Successful inspection - 188 units by 3rd party
- New Rent Reasonableness software used to remove bias and guesswork
- Compliance with regulations for completing all re-certifications

SCPHA Significant 2015 Events



Actions	Planned/Completed
Response to HCVP OIG Audit	Completed (06/2015)
Fourplex Stairwell Restoration Planned	February 2016
Implemented Section 8 Corrective Plan	In Process
New Maintenance Plan	Completed (12/2015)
Re-Opening of Section 8 Waiting List - Scheduled	February 2016

SCPHA Selected Major Activities



- Successful Reply to HUD OIG HCVP Audit
- Significantly increased Staff Training
- Re-procured Outdated Contracts
- 100% of HCVP/Sec 8 Unit Inspections
- Implemented Utility Rate Changes
- Transitioned Sec 8 Payments to Direct Deposit
- Re-established Quality Control Section
- Exhausted Existing Waiting List
- Re-opening of Waiting List in Feb 2016
- Parish wide Landlord-SCPHA Meeting held
- New Rent Reasonableness Program used
- Obligated Capital Funds on time
- Completed Environmental Review
- Outstanding REAC violations corrected
- Reorganized Maintenance Section & Revised Maintenance Plan
- Parish wide Resident-SCPHA Meeting held
- "Little Libraries" placed on sites to enrich reading experiences
- Removed Backlog of Work Orders
- Repaired long standing brick building exterior damage throughout the sites
- Repaired fence line in Boutte Estates
- Trimmed trees in two sites where needed
- Completed Agency Audit
- Renegotiated contracts where needed
- Selective roof repairs
- Landscaping routine
- Reinstalled selective windows/ REAC Inspections

St. Charles Parish Housing Authority

2016 Goals/ Initiatives



10

- Remove SCPHA from HUD's "Troubled" PHA List
- Increase Section 8 Program Participation by 25%
- Repair/ Replace Roofs by 15%
- New Utility Rate Study
- Increase in REAC Score by 20%