

Telephone: 270.393-3621
Fax: 270.393-3168
housing@bgky.org
www.bgky.org



707 E Main Ave
PO Box 430
Bowling Green
Kentucky 42102

City of Bowling Green Housing Division

To: Jeff Meisel
City Manager

Through: Brent Childers
NCS Director 

From: Elvira Ramic
Housing Division Manager

Date: March 24, 2025

Re: Housing Choice Voucher Program Annual Plan and 5-Year Plan

The U.S. Department of Housing and Urban Development requires that each Public Housing Agency submit an Annual Plan at least 75 days prior to the beginning of the agency's fiscal year and a 5-Year Plan every 5 years. The Annual Plan is intended to be used as a management tool to guide the agency in the activities necessary to achieve the long term goals established in the Five Year Plan.

On February 14, 2025 we published a Public Notice announcing the availability of the HCV Admin Plan Amendment for citizen to review and comment. The Annual Plan, 5-Year Plan, and supporting documents are on file in Housing Division for 45 days, as required by HUD. The public comment period will end on March 31, 2025 at 4:00pm. We held a public hearing on March 17, 2025 to receive public comments. Copies of the plan were distributed to members of the Resident Advisory Board (RAB) for review. Any comments received from the public or from the RAB will be considered and incorporated into the Plan as appropriate.

If you have any questions please feel free to contact me.

Streamlined Annual PHA Plan (HCV Only PHAs)	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires 09/30/2027
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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, including changes to these policies, 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. The Form HUD-50075-HCV is to be completed annually by HCV-Only PHAs. PHAs that meet the definition of a Standard PHA, Troubled PHA, High Performer PHA, Small PHA, or Qualified PHA do not need to submit this form. Where applicable, separate Annual PHA Plan forms are available for each of these types of PHAs.

Definitions.

- (1) **High-Performer PHA** - A PHA that owns or manages more than 550 combined public housing units and housing choice vouchers, and was designated as a high performer on both the most recent Public Housing Assessment System (PHAS) and Section Eight Management Assessment Program (SEMAP) assessments if administering both programs, or PHAS if only administering public housing.
- (2) **Small PHA** - A PHA that is not designated as PHAS or SEMAP troubled, that owns or manages less than 250 public housing units and any number of vouchers where the total combined units exceed 550.
- (3) **Housing Choice Voucher (HCV) Only PHA** - A PHA that administers more than 550 HCVs, was not designated as troubled in its most recent SEMAP assessment and does not own or manage public housing.
- (4) **Standard PHA** - A PHA that owns or manages 250 or more public housing units and any number of vouchers where the total combined units exceed 550, and that was designated as a standard performer in the most recent PHAS or SEMAP assessments.
- (5) **Troubled PHA** - A PHA that achieves an overall PHAS or SEMAP score of less than 60 percent.
- (6) **Qualified PHA** - A PHA with 550 or fewer public housing dwelling units and/or housing choice vouchers combined and is not PHAS or SEMAP troubled.

A.	PHA Information.				
A.1	PHA Name: <u>City of Bowling Green Housing Division</u>		PHA Code: <u>KY171</u>		
PHA Plan for Fiscal Year Beginning: (MM/YYYY): <u>07/2025</u> PHA Inventory (Based on Annual Contributions Contract (ACC) units at time of FY beginning, above) Number of Housing Choice Vouchers (HCVs) <u>720</u> PHA Plan Submission Type: <input checked="" type="checkbox"/> Annual Submission <input type="checkbox"/> Revised Annual Submission					
<p>Availability of Information. 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 of 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 the main office or central office of the PHA. PHAs are strongly encouraged to post complete PHA Plans on their official website.</p> <p>How the public can access this PHA Plan: 1. Annual Plans are maintained in the administrative office of the Housing Division of the Department of Neighborhood and Community Services, 707 East Main St Bowling Green, KY 42101 2. A copy of the PHA plans and Administrative Plan are available for review at www.bgky.org. 3. Following required period of public review, PHA plans are maintained in the office listed above. Persons can request to view the plan at the Housing Division during normal business hours. Copies are provided to the Resident Advisory Council during the review period and copies may be obtained by the public via a Public Records inspection application form submitted to the City Clerk's Office located at 1001 College St. Bowling Green, KY 42101.</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	
				PH	HCV

B.	Plan Elements.
B.1	<p>Revision of Existing PHA Plan Elements. a) Have the following PHA Plan elements been revised by the PHA since its last Annual Plan submission?</p> <p>Y N <input type="checkbox"/> <input checked="" type="checkbox"/> Statement of Housing Needs and Strategy for Addressing Housing Needs. <input type="checkbox"/> <input checked="" type="checkbox"/> Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions. <input type="checkbox"/> <input checked="" type="checkbox"/> Financial Resources. <input type="checkbox"/> <input checked="" type="checkbox"/> Rent Determination. <input type="checkbox"/> <input checked="" type="checkbox"/> Operation and Management. <input type="checkbox"/> <input checked="" type="checkbox"/> Informal Review and Hearing Procedures. <input type="checkbox"/> <input checked="" type="checkbox"/> Homeownership Programs. <input type="checkbox"/> <input checked="" type="checkbox"/> Self Sufficiency Programs and Treatment of Income Changes Resulting from Welfare Program Requirements. <input type="checkbox"/> <input checked="" type="checkbox"/> Substantial Deviation. <input type="checkbox"/> <input checked="" type="checkbox"/> Significant Amendment/Modification.</p> <p>(b) If the PHA answered yes for any element, describe the revisions for each revised element(s):</p>
B.2	<p>New Activities. (a) Does the PHA intend to undertake any new activities related to the following in the PHA's current Fiscal Year?</p> <p>Y N <input type="checkbox"/> <input checked="" type="checkbox"/> Project-Based Vouchers</p> <p>(b) If Project-Based Voucher (PBV) activities are planned for the current Fiscal Year, provide the projected number of project-based units and general locations, and describe how project basing would be consistent with the PHA Plan.</p>
B.3	<p>Progress Report. Provide a description of the PHA's progress in meeting its Mission and Goals described in the PHA 5-Year and Annual Plan. 1. Administer the HCV Program in an efficient and effective manner so as to provide rental and homeownership housing opportunities to eligible families. Objectives: Maintain SEMAP High Performer Rating Results: Received "High Performer" rating each year since 2010. Achieved a lease-up of 100% and funding utilization of 97% for CY2024. 2. Promote relocation assistance to displaced families as needed. Objectives: Displacement due to grant activity and displacements due to local code enforcement. Results: Provided displaced families with voucher assistance when needed. 3. Promote Asset Development among low, very low and extremely low income families. Objectives: Provide homeownership vouchers to homeownership ready referrals from HUD approved counseling agencies, not to exceed 5% of new admissions per year and convert existing rental vouchers to homeownership voucher for any continuously assisted families which meet the required "homeownership ready" criteria. Results: There are currently 9 families receiving homeownership assistance. 4. Work with local organizations that assist persons with disabilities and persons that are experiencing homelessness to provide housing assistance. Objectives: Accept referrals from partnering organizations and provide eligibility preference for homeless families and persons with disabilities. Results: Maintaining partnerships with following local organizations: Salvation Army, Human Rights Commission, HOTEL INC, LifeSkills, BRASS, KHC, Veterans Affairs and DCBS. 5. Expend the HCV Program. Objectives: Apply for additional housing vouchers when new funding becomes available. Results: Communicated with the local HUD office to express interest in accepting additional vouchers. Actively monitoring HUD resources to track the availability of new funding for vouchers.</p>
B.4	<p>Capital Improvements. - Not Applicable</p>
B.5	<p>Most Recent Fiscal Year Audit. (a) Were there any findings in the most recent FY Audit? Y <input type="checkbox"/> N <input checked="" type="checkbox"/> N/A <input type="checkbox"/> (b) If yes, please describe:</p>
C.	Other Document and/or Certification Requirements.
C.1	<p>Resident Advisory Board (RAB) Comments. (a) Did the RAB(s) have comments to the PHA Plan? Y <input type="checkbox"/> N <input type="checkbox"/> (b) If yes, comments must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.</p>

C.2	<p>Certification by State or Local Officials.</p> <p>Form HUD 50077-SL, <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>
C.3	<p>Civil Rights Certification/ Certification Listing Policies and Programs that the PHA has Revised since Submission of its Last Annual Plan.</p> <p>Form HUD-50077-ST-HCV-HP, <i>PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p>
C.4	<p>Challenged Elements. If any element of the PHA Plan is challenged, a PHA must include such information as an attachment with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public.</p> <p>(a) Did the public challenge any elements of the Plan? Y <input type="checkbox"/> N <input type="checkbox"/></p> <p>If yes, include Challenged Elements.</p>
D.	<p>Affirmatively Furthering Fair Housing (AFFH).</p>
D.1	<p>Affirmatively Furthering Fair Housing (AFFH).</p> <p>Provide a statement of the PHA's strategies and actions to achieve fair housing goals outlined in an accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5). Use the chart provided below. (PHAs should add as many goals as necessary to overcome fair housing issues and contributing factors.) Until such time as the PHA is required to submit an AFH, the PHA is not obligated to complete this chart. The PHA will fulfill, nevertheless, the requirements at 24 CFR § 903.7(e) enacted prior to August 17, 2015. See Instructions for further detail on completing this item.</p>
<p>Fair Housing Goal: Language and cultural differences</p>	
<p><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></p> <p>Immediate Action: • Create a language line for translation and interpretation services for fair housing technical assistance and complaint intake. • Conduct cultural Competency Training with Fair Housing Education and Outreach professionals. Short Term Action: • Develop fair housing informational brochures in multiple languages spoken locally in Bowling Green. • As part of cultural orientation for new refugee arrivals in Bowling Green, continue to include up to date details on places to live, rental agreements, general house maintenance, driving laws, safety phone numbers, and how to be a good neighbor.</p>	
<p>Fair Housing Goal: Lack of accessible units.</p>	
<p><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></p> <p>Immediate Action: • Utilize building permit process as a means to educate developers/builders about accessibility. Short Term Action: • Through outlets such as the Bowling Green Human Rights Commission and Bowling Green Apartment Association, continue to engage landlords and tenants with professionals from the housing and legal sector on reasonable accommodation requirements. • Work with the Lexington Fair Housing Council and Kentucky Commission on Human Rights to strengthen and enhance the enforcement of fair housing accessibility laws locally. Long Term Action: • Provide financial incentives to encourage development or retrofitting of accessible units • Analyze Code Compliance statistics to gain a better understanding of the accessibility problems in Bowling Green to offer solutions data driven solutions.</p>	
<p>Fair Housing Goal: Lack of landlord education about discrimination and Fair Housing laws</p>	
<p><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></p> <p>Immediate Action: • Continued concentrate education efforts on developers of multi-family housing. • Use existing points of contact (i.e. Builders Association, etc.) to distribute Fair Housing information. o Speakers bureau o Written literature o Brochures • Provide up to date fair housing information in locally spoken languages. Short term Actin: • Encourage landlords to conduct move-in interviews with prospective tenants • Develop a Fair Housing information hotline where questions can be asked and answered. • Develop Fair Housing Radio and TV Commercials and distribute through local media outlets. • Organize and/or host Tenant/Landlord forums. Long Term Action: • Encourage landlords to develop and adhere to a written selection plan. • Explore establishing a Landlord-Tenant Relations task force or committee to research, evaluate, and address landlord-tenant issues. • Establish local enforcement of Fair Housing laws.</p>	
<p>Fair Housing Goal: The court eviction process is lengthy and cumbersome.</p>	
<p><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></p> <p>Immediate Action: • Educate tenants regarding eviction timelines Short Term Action: • Establish local enforcement of Fair Housing laws. • Research the eviction process to determine if changes need to be made. Long Term Action: • Revise</p>	

State laws regarding 30 day notice requirement. • Improve follow-up after a court eviction. • Explore putting eviction laws or other eviction information on leases. • Explore the development of eviction support programs.

Fair Housing Goal: Lack of transition services for persons seeking permanent housing.

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • As part of an allocation of CDBG funding for new housing opportunities under the Neighborhood Improvements Program, the provision of transitional housing opportunities. **Short Term Action:** • Develop and implement a transition plan through the Probation and Parole office. • Create more transitional housing and support opportunities through local providers **Long Term Action:** • Develop an ombudsman program to assist recent parolees, particularly those in protected classes, in securing suitable housing. • Advocate to improve Fair Housing Laws to protect individuals re-entering society from incarceration, and homeless persons.

Fair Housing Goal: Lack of local enforcement of Fair Housing laws

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • Utilize available websites, including the City's, to provide more detailed information regarding how and when to file a discrimination complaint. • Identify funding sources for funding of local enforcement. **Short Term Action:** • Establish a local enforcement agency. **Long Term Action:** • Continue to investigate the ability to enforce fair housing laws locally. • Explore the URLTA.

Form identification: KY171-City of Bowling Green Housing Division Form HUD-50075-HCV (Form ID - 3263) printed by Elvira Ramic in HUD Secure Systems/Public Housing Portal at 02/04/2025 03:06PM EST

	<p>Development among low, very low and extremely low income families. Objectives: Provide homeownership vouchers to homeownership ready referrals from HUD approved counseling agencies, not to exceed 5% of new admissions per year and convert existing rental vouchers to homeownership voucher for any continuously assisted families which meet the required "homeownership ready" criteria. Results: There are currently 9 families receiving homeownership assistance. 4. Work with local organizations that assist persons with disabilities and persons that are experiencing homelessness to provide housing assistance. Objectives: Accept referrals from partnering organizations and provide eligibility preference for homeless families and persons with disabilities. Results: Maintaining partnerships with following local organizations: Salvation Army, Human Rights Commission, HOTEL INC, BRASS, KHC, LifeSkills, Veterans Affairs and DCBS. 5. Expend the HCV Program. Objectives: Apply for additional housing vouchers when new funding becomes available. Results: Communicated with the local HUD office to express interest in accepting additional vouchers. Actively monitoring HUD resources to track the availability of new funding for vouchers.</p>		
B.4	<p>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.</p> <p>1. Victims residing in a local domestic violence shelter will be considered homeless and given eligibility preference for housing assistance. 2. For existing tenants, the principals of VAWA have been incorporated into the administrative plan to allow victims to remain in the program.</p>		
C.	<p>Other Document and/or Certification Requirements.</p>		
C.1	<p>Significant Amendment or Modification. Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.</p> <p>City of Bowling Green Housing Division defines a significant amendment or modification to 5-Year plan to be a change in policy that significantly alters stated mission, goals objectives and activities as stated in the Plan, unless they are adopted to reflect changes in HUD regulations or requirements.</p>		
C.2	<p>Resident Advisory Board (RAB) Comments.</p> <p>(a) Did the RAB(s) have comments to the 5-Year PHA Plan? Y <input type="checkbox"/> N <input 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>		
C.3	<p>Certification by State or Local Officials.</p> <p>Form HUD-50077-SL, Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p>		
C.4	<p>Required Submission for HUD FO Review.</p> <p>(a) Did the public challenge any elements of the Plan? Y <input type="checkbox"/> N <input type="checkbox"/></p> <p>(b) If yes, include Challenged Elements.</p>		
D.	<p>Affirmatively Furthering Fair Housing (AFFH).</p>		
D.1	<p>Affirmatively Furthering Fair Housing. (Non-qualified PHAs are only required to complete this section on the Annual PHA Plan. All qualified PHAs must complete this section.)</p> <p>Provide a statement of the PHA's strategies and actions to achieve fair housing goals outlined in an accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5). Use the chart provided below. (PHAs should add as many goals as necessary to overcome fair housing issues and contributing factors.) Until such time as the PHA is required to submit an AFH, the PHA is not obligated to complete this chart. The PHA will fulfill, nevertheless, the requirements at 24 CFR § 903.7(o) enacted prior to August 17, 2015. See Instructions for further detail on completing this item.</p> <table border="1" style="width: 100%;"> <tr> <td> <p>Fair Housing Goal: Language and cultural differences.</p> <p><i>Describe fair housing strategies and actions to achieve the goal</i></p> <p>Immediate Action: • Create a language line for translation and interpretation services for fair housing technical assistance and complaint intake. • Conduct Cultural Competency Training with Fair Housing Education and Outreach professionals. Short Term Action: • Develop fair housing informational brochures in multiple languages spoken locally in Bowling Green. • As part of cultural orientation for new arrivals in Bowling Green, continue to include up to date details on places to live, rental agreements, general house maintenance, driving laws, safety phone numbers, and how to be a good neighbor.</p> </td> </tr> <tr> <td> <p>Fair Housing Goal: Lack of accessible units.</p> </td> </tr> </table>	<p>Fair Housing Goal: Language and cultural differences.</p> <p><i>Describe fair housing strategies and actions to achieve the goal</i></p> <p>Immediate Action: • Create a language line for translation and interpretation services for fair housing technical assistance and complaint intake. • Conduct Cultural Competency Training with Fair Housing Education and Outreach professionals. Short Term Action: • Develop fair housing informational brochures in multiple languages spoken locally in Bowling Green. • As part of cultural orientation for new arrivals in Bowling Green, continue to include up to date details on places to live, rental agreements, general house maintenance, driving laws, safety phone numbers, and how to be a good neighbor.</p>	<p>Fair Housing Goal: Lack of accessible units.</p>
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<p>Fair Housing Goal: Lack of accessible units.</p>			

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • Utilize the building permit process as a means to educate developers/builders about accessibility. **Short Term Action:** • Identify grants and other funding which might be available to underwrite the cost of new or retrofitted accessible units and make the information available to developers and builders. • Through outlets such as the Bowling Green Human Rights Commission and Bowling Green Apartment Association, continue to engage landlords and tenants with professionals from the housing and legal sector on reasonable accommodation requirements. • Work with the Lexington Fair Housing Council and Kentucky Commission on Human Rights to strengthen and enhance the enforcement of fair housing accessibility laws locally. **Long Term Action:** • Provide financial incentives to encourage development or retrofitting of accessible units • Analyze code enforcement statistics to gain a better understanding of the accessibility problems in Bowling Green to offer solutions data driven solutions.

Fair Housing Goal: Lack of landlord education about discrimination and Fair Housing laws.

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • Continued concentrate education efforts on developers of multi-family housing. • Use existing points of contact (i.e. Builders Association, etc.) to distribute Fair Housing information. • Speakers bureau • Written literature • Brochures • Provide up to date fair housing information and in locally spoken languages. **Short Term Action:** • Encourage landlords to conduct move-in interviews with prospective tenants • Develop a Fair Housing information hotline where questions can be asked and answered. • Develop Fair Housing Radio and TV Commercials and distribute through local media outlets. • Organize and/or host Tenant/Landlord forums. **Long Term Action:** • Encourage landlords to develop and adhere to a written selection plan. • Explore establishing a Landlord-Tenant Relations task force or committee to research, evaluate, and address landlord-tenant issues. • Establish local enforcement of Fair Housing laws.

Fair Housing Goal: The court eviction process is lengthy and cumbersome.

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • Educate tenants regarding eviction timelines **Short Term Action:** • Establish local enforcement of Fair Housing laws. • Research the eviction process to determine if changes need to be made. **Long Term Action:** • Revise State laws regarding 30 day notice requirement. • Improve follow-up after a court eviction. • Explore putting eviction laws or other eviction information on leases. • Explore the development of eviction support programs.

Fair Housing Goal: Lack of transition services for persons seeking permanent housing.

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • As part of an allocation of CDBG funding for new housing opportunities under the Neighborhood Improvements Program, the provision of transitional housing opportunities. **Short Term Action:** • Develop and implement a transition plan through the Probation and Parole office. • Create more transitional housing and support opportunities through local providers **Long Term Action:** • Develop an ombudsman program to assist recent parolees, particularly those in protected classes, in securing suitable housing. • Advocate to improve Fair Housing Laws to protect individuals re-entering society from incarceration, and homeless persons.

Fair Housing Goal: Lack of local enforcement of Fair Housing laws

Describe fair housing strategies and actions to achieve the goal

Immediate Action: • Utilize available websites, including the City's, to provide more detailed information regarding how and when to file a discrimination complaint. • Identify funding sources for funding of local enforcement. **Short Term Action:** • Establish a local enforcement agency. **Long Term Action:** • Continue to investigate the ability to enforce fair housing laws locally. • Explore the URLTA.

Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan or State Consolidated Plan (All PHAs)

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 OMB No. 2577-0226
Expires 09/30/2027

Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan or State Consolidated Plan

I, Brent Childers, the NCS Director certify that the 5-Year PHA Plan for fiscal years 2025-2029 and/or Annual PHA Plan for fiscal year 2025 of the KY171 - City of Bowling Green Housing Division is consistent with the Consolidated Plan or State Consolidated Plan including the Analysis of Impediments (AI) to Fair Housing Choice or Assessment of Fair Housing (AFH) as applicable to the City of Bowling Green Housing Division pursuant to 24 CFR Part 91 and 24 CFR § 903.15.

Provide a description of how the PHA Plan's contents are consistent with the Consolidated Plan or State Consolidated Plan.

The PHA Plan is consistent with the Consolidated Plan as both plans demonstrate jurisdiction's need for quality affordable housing. Affordable housing is a priority of the Consolidated Plan. The PHA Plan is consistent with the AI in a number of ways. The PHA Plan's provision of accessible rental units coincides with the AI's impediment of lack of accessible rental units to rent or purchase.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802).

Name of Authorized Official:	Brent Childers	Title:	NCS Director
Signature:			Date:
			3/24/25

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. This information is collected to ensure consistency with the consolidated plan or state consolidated plan.

Public reporting burden for this information collection is estimated to average 0.16 hours per year 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.

**Certification of Compliance with PHA Plan
and Related Regulations**
*(Standard, Troubled, HCV-Only, and High
Performer PHAs)*

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 09/30/2027

**PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations
including PHA Plan Elements that Have Changed**

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairperson or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 5-Year and/or Annual PHA Plan, hereinafter referred to as "the Plan", of which this document is a part, and make the following certification and agreements with the Department of Housing and Urban Development (HUD) for the PHA fiscal year beginning 07/2025, in connection with the submission of the Plan and implementation thereof:

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located (24 CFR § 91.2).
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments (AI) to Fair Housing Choice, or Assessment of Fair Housing (AFH) when applicable, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan (24 CFR §§ 91.2, 91.225, 91.325, and 91.425).
3. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Resident Advisory Board or Boards in developing the Plan, including any changes or revisions to the policies and programs identified in the Plan before they were implemented, and considered the recommendations of the RAB (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
4. The PHA provides assurance as part of this certification that:
 - (i) The Resident Advisory Board had an opportunity to review and comment on the changes to the policies and programs before implementation by the PHA;
 - (ii) The changes were duly approved by the PHA Board of Directors (or similar governing body); and
 - (iii) The revised policies and programs are available for review and inspection, at the principal office of the PHA during normal business hours.
5. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
6. The PHA certifies that it will carry out the public housing program of the agency in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d-2000d-4), the Fair Housing Act (42 U.S.C. 3601-19), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794), title II of the Americans with Disabilities Act (42 U.S.C. 12101 et seq.), and other applicable civil rights requirements and that it will affirmatively further fair housing in the administration of the program. In addition, if it administers a Housing Choice Voucher Program, the PHA certifies that it will administer the program in conformity with the Fair Housing Act, title VI of the Civil Rights Act of 1964, Section 504 of the Rehabilitation Act of 1973, title II of the Americans with Disabilities Act, and other applicable civil rights requirements, and that it will affirmatively further fair housing in the administration of the program.
7. The PHA will affirmatively further fair housing, which means that it will take meaningful actions to further the goals identified in the Assessment of Fair Housing (AFH) conducted in accordance with the requirements of 24 CFR § 5.150 through 5.180, that it will take no action that is materially inconsistent with its obligation to affirmatively further fair

housing, and that it will address fair housing issues and contributing factors in its programs, in accordance with 24 CFR § 903.7(o)(3). The PHA will fulfill the requirements at 24 CFR § 903.7(o) and 24 CFR § 903.15(d). Until such time as the PHA is required to submit an AFH, the PHA will fulfill the requirements at 24 CFR § 903.7(o) promulgated prior to August 17, 2015, which means that it examines its programs or proposed programs; identifies any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement; and maintains records reflecting these analyses and actions.

8. For PHA Plans that include a policy for site-based waiting lists:

- The PHA regularly submits required data to HUD's 50058 PIC/IMS Module in an accurate, complete and timely manner (as specified in PIH Notice 2011-65);
- The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
- Adoption of a site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
- The PHA shall take reasonable measures to assure that such a waiting list is consistent with affirmatively furthering fair housing; and
- The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR 903.7(o)(1).

9. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.

10. In accordance with 24 CFR § 5.105(a)(2), HUD's Equal Access Rule, the PHA will not make a determination of eligibility for housing based on sexual orientation, gender identify, or marital status and will make no inquiries concerning the gender identification or sexual orientation of an applicant for or occupant of HUD-assisted housing.

11. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.

12. The PHA will comply with the requirements of Section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.

13. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.

14. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).

15. The PHA will provide the responsible entity or HUD any documentation that the responsible entity or HUD needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or Part 50, respectively.

16. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.

17. The PHA will keep records in accordance with 2 CFR 200.333 and facilitate an effective audit to determine compliance with program requirements.

18. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act, the Residential Lead-Based Paint Hazard Reduction Act of 1992, and 24 CFR Part 35.

19. The PHA will comply with the policies, guidelines, and requirements of 2 CFR Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Financial Assistance, including but not limited to submitting the assurances required under 24 CFR §§ 1.5, 3.115, 8.50, and 107.25 by submitting an SF-424, including the required assurances in SF-424B or D, as applicable.

- 20. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
- 21. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.
- 22. The PHA certifies that it is in compliance with applicable Federal statutory and regulatory requirements, including the Declaration of Trust(s).

City of Bowling Green Housing Division

KY171

PHA Name

PHA Number/HA Code

Annual PHA Plan for Fiscal Year 2025

5-Year PHA Plan for Fiscal Years 2025 - 2030

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802).

Name of Executive Director MRS Elvira Ramic	Name Board Chairman Todd Alcott
Signature <i>Elvira Ramic</i> Date <u>3/24/25</u>	Signature _____ Date _____

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. This information is collected to ensure compliance with PHA Plan, Civil Rights, and related laws and regulations including PHA plan elements that have changed.

Public reporting burden for this information collection is estimated to average 0.16 hours per year 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.

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