



# Charlotte Housing Authority

Building Community, People & Partnerships

## Charlotte Housing Authority Board Highlights

Location: Central Office  
February 16, 2010

### Attain Long Term Financial Viability

A call for a public hearing was given for the 2010-2011 Operating Budgets to be held on March 16, 2010.

A budget amendment was made to the 2009 American Recovery and Reinvestment Act (ARRA) Capital Fund Formula Grant.

The Identity Theft Prevention Policy was adopted.

The 2009 Resident Opportunities and Self-Sufficiency (ROSS) Family Self-Sufficiency Coordinator Grant Budget was adopted.

The following contracts for procurement have been approved:

1. Fast Drywall—\$13,850 to install water heaters at Strawn Cottages
2. Service Tech—\$2,100 for vacancy preparation at Edwin Towers, Autumn Place, and Parktowne Terrace
3. Lee Institute— \$36,000 plus expenses for the management and facilitation of the CHA Collaborative Partners

The Agency has written off 2.1% of outstanding accounts receivable for the quarter ending December 31, 2009.

### Provide Highest Quality Real Estate Management Services

Approval was given to submit a new Five Year Designated Housing Plan to HUD Washington. The plan allows housing authorities to designate buildings for special populations.

1. The following communities have been proposed for elderly and near-elderly occupants: 940 Brevard, Arbor Glen Cottages, Autumn Place, Edwin Towers, McAlpine Terrace, Parktowne Terrace, SpringCroft at Ashley Park, Strawn High Rise, and Woodlawn House.
2. CHA has proposed to have Charlottetown Terrace for exclusive occupancy by the disabled.
3. CHA has proposed Prosperity Creek for the exclusive occupancy of the elderly.

### Maximize Economic, Social, and Physical Value of Real Estate

The Board authorized the agency to be designated a County Redevelopment Commission and approved community based rental assistance for the Cottages of Jetton in the town of Davidson pending legal opinion on Mecklenburg County's involvement.

Staff was authorized to use up to \$1,500,000 in CHA MTW Funds for the land acquisition and corresponding development of the Ballantyne Crossing Apartments.



### Maximize Economic, Social, and Physical Value of Real Estate (cont'd)

#### Occupancy Data

- \* Section 8 Voucher Utilization is at 89.31%. (The utilization rate has dropped based on the need to hold vouchers for community based rental assistance as well as the addition of the relocation vouchers for Boulevard Homes.)
- \* Occupancy Rate for CHA managed conventional sites is 100%. The sites have an average of 9 days vacancy turn around time.
- \* CHA managed affordable sites are at 8 days vacancy turn around time.
- \* Privately managed ACC units are at 27days vacancy turn around time.



SpringCroft at Ashley Park



940 Brevard

**WATCH CHA TODAY  
EVERY WEDNESDAY AT 7:00PM**

**Time Warner  
Cable 16**

