Community Development Authority
City of Madison
2010 PHA 5-Year and Annual Plan Progress Report

The CDA obtained 50 HUD-Family Unification Program (FUP) vouchers. This program provides housing assistance to families who are working with supportive agencies because their lack of adequate housing is a primary factor in the separation, or threat of separation, of their children from their household, or because their lack of adequate housing is preventing the reunification of their children to their household. The CDA plans to continue with this objective and work in cooperation with Dane County Human Services and their County Foster Care program.

The CDA accepted 35 vouchers through the HUD-Veterans Affairs Supportive Housing (HUD-VASH) Voucher Program. The VASH program combines rental assistance for homeless veterans with case management and clinical services provided by an eligible VA medical center in the City of Madison. The CDA's VASH Program is scheduled to start on September 1, 2009 and will run for 19 months. The CDA expects interest in the VASH Program to increase and therefore plans to renew any expired VASH efforts.

The CDA achieved "High Performer" status in 2009 in both its Public Housing and Section 8 Programs and will continue to work on maintaining a high level of improved management functions and customer satisfaction.

The CDA implemented the applicable provisions of the Violence Against Women and Department of Justice Reauthorization Act of 2005. A VAWA policy has been implemented and has been added as an addendum to the CDA's Section 8 Administrative Plan and Public Housing Admissions and Continued Occupancy Policies. A VAWA compliant Section 8 HAP contract has been implemented. As required, the CDA is providing notice of VAWA to its Section 8 Participants and landlords through its new participant briefings, regular certification process, and outreach efforts. Public Housing Tenants are also being provided with a notice of VAWA rights at annual re-certification. The CDA is also providing notification of protections and rights under VAWA at the issuance of an application denial, as well as termination of assistance or eviction.

The CDA allocated 36 Section 8 vouchers for use in the Allied Drive redevelopment project, now known as Revival Ridge. The vouchers are being used in a project-based capacity in an effort to help the City of Madison revitalize this South Side neighborhood. Revival Ridge will provide 48 new apartments and town homes and 36 of those units will be funded with a Section 8 voucher providing affordable housing assistance to those who are eligible.

The CDA developed a Long Range Planning effort that identified renovation, rehabilitation, and new construction at its Public Housing sites as a strategy to address local housing need. The CDA developed a priority approach and worked with Public Housing residents to develop a concept plan at its priority site, the Truax Park Apartments Development site. Funding is now being pursued for the renovation of Public Housing units. In addition to renovations of existing units, funding is now being pursued for the construction of additional Affordable Housing units alongside Public Housing units. Tax Credit funding has been awarded for the Truax (3-8) Site. The use of tax credits wil involve the leasing (disposition) of units to an LLC while control of the Site will be retained by the CDA. A HOPE VI grant application is anticipated which would involve the Truax (3-8) and Wright/Anderson (3-1A) and Webb/Rethke (3-1B) sites.

For 2009, the CDA planned to examine opportunities for a Homeownership Program within its Public Housing Program. As a neighborhood revitalization effort, the disposition of Public Housing under a Homeownership Program was under consideration and is still being reviewed. Specifically, 10 Public Housing units in project development number WI-003-10 of the City of Madison's Southwest Neighborhood is under review. This approach is under consideration with the idea of promoting homeownership to low-income residents in an area with a high concentration of rental units.