

Muscatine Municipal Housing Agency Five Year Plan FY 2020-2025

Additional Required PHA Plan Elements

Part 6.0 of HUD 50075 (PHA Plan Update & PHA Plan Elements)

1. Eligibility, Selection and Admissions Policies, including Deconcentration and Waiting Lists

For Public Housing, please see Admissions and Continued Occupancy Policy.

For Housing Choice Voucher, please see Administrative Plan.

2. Financial Resources

Please see City of Muscatine Budget FY 2020.

3. Rent Determination

For Public Housing, please see Admissions and Continued Occupancy Policy

For Housing Choice Voucher, please see Administrative Plan

4. Operation and Management

For Public Housing, please see Admissions and Continued Occupancy Policy

For Section 8 Housing Choice Voucher, please see Administrative Plan

5. Grievance Procedures

For Public Housing, please see Admissions and Continued Occupancy Policy.

For Section 8 Housing Choice Voucher please see Administrative Plan.

6. Designated Housing for Elderly and Disabled Families

Clark House (IA049001), MMHA's 100 unit high rise, comprised of 98 one bedroom units and 2 two bedroom units, was designated for occupancy by elderly and near elderly families in 2003.

This designation has been approved through the life of this 5-year plan.

7. Community Service and Self Sufficiency

Clark House houses a meal site for Generations Area Agency on Aging, which serves daily meals on site. Sunset Park's Education Center gives students at the development access to a teacher and aide who help students to improve their reading and math proficiency by assisting with homework, directing group activities, and overseeing use of computer software which provides reading and math skills practice, this was made possible by partnering with The Flickinger Learning Center. The afterschool program is made possible through United Way of Muscatine. Information about MMHA's Family Self Sufficiency Program is available in the agency's FSS Action Plan.

Information about MMHA's Section 3 programming is available in the Admissions and Continued Occupancy Policy and the Section 8 Administrative Plan.

8. Safety and Crime Prevention

MMHA's Public Housing developments are located in low-crime neighborhoods and do not exhibit a need for additional safety and crime prevention programs. MMHA receives a monthly report of arrests made in Muscatine and cross-checks this report with its Public Housing tenant

database. MMHA also receives a report of public safety calls dispatched to each of its properties. Staff review these reports monthly and follow up with police and tenants when the reports indicate criminal activity on the premises as is appropriate according to the Admissions and Continued Occupancy Policy. In addition, these reports are used to identify tenants who may be in need of social services or medical care (for example, if a tenant makes repeated calls for ambulance service), so that the PHA can assist the tenant in addressing those needs in order to reduce the future need for emergency services. Muscatine's Community Policing Program assigns an officer to each neighborhood in which MMHA's properties are located. These officers are visible in the community and conduct outreach efforts in order to reduce crime and to be as accessible as possible to residents who may need to contact them.

9. Pets

Please see Public Housing Admissions and Continued Occupancy Policy

10. Civil Rights Certification

MMHA reviews its waiting lists and participant rolls to determine if impediments to fair housing choice exist within those programs. The agency's annual plan is consistent with the Consolidated Plan for the State of Iowa.

11. Fiscal Year Audit

Please see the City of Muscatine FY 2019-2020 Audit

12. Asset Management

Please see the City of Muscatine revised budget for 2019-2020 and the 2019-2020 budget.

13. Violence Against Women Act (VAWA)

Policies related to the Violence Against Women Act can be found in the Section 8 Housing Choice Voucher Administrative Plan and the Public Housing Admissions and Continued Occupancy Policy. MMHA informs participants of their rights under the Act at the time of admission and termination. The agency reviews monthly Muscatine Police Department arrest records and calls for service for each of its Public Housing developments to identify any reported or suspected instances of domestic violence. MMHA staff reach out to participants who are identified as potential victims through this process.

