

# Committee Report

Community Development Committee



**Committee Meeting Date:** June 5, 2023

**For the Metropolitan Council:** June 14, 2023

## Business Item: 2023-119

Establish Public Hearing Date – Public Housing Agency Annual Plan

### Proposed Action

That the Metropolitan Council establish a date to conduct a public hearing to discuss and receive comment on the 2024 Public Housing Agency (PHA) Plan. The hearing will take place on August 21, 2023, at 4:00 pm in the Council Chambers.

### Summary of Community Development Committee Discussion/Questions

The item passed as a part of the Committee's Consent Agenda at their regular meeting on June 5, 2023.

Motion by Council Member Wulff, seconded by Council Member Chamblis. Motion carried.



# Business Item

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Establish Public Hearing Date – Public Housing Agency Annual Plan

<b>District(s), Member(s):</b>	All
<b>Policy/Legal Reference:</b>	Code of Federal Regulations Title 24, Part 903
<b>Staff Prepared/Presented:</b>	Stephanie Paulson, Assistant Director, (651) 602-1584
<b>Division/Department:</b>	Community Development/Metro HRA

### Proposed Action

That the Metropolitan Council establish a date to conduct a public hearing to discuss and receive comment on the 2024 Public Housing Agency (PHA) Plan. The hearing will take place on August 21, 2023, at 4:00pm.

### Background

The PHA Plan is a document required by the U.S. Department of Housing and Urban Development (HUD) for any agency administering the Housing Choice Voucher program. The Plan serves as a guide to the Metropolitan Council Housing and Redevelopment Authority (Metro HRA) programs, policies, operations, and strategies for serving the needs of extremely and very low-income households. The Plan is intended to be a convenient source of information for program participants, HUD, and the general public.

#### **Two parts to the PHA Plan:**

- The Five (5) Year Plan (last approved in 2019 for the years of 2020-2024) describes the mission of the agency and the agency's long-range goals and objectives for achieving its mission over a five-year period [Metro-HRA-5-year-PHA-Plan-2020-2024.aspx](https://metrohra.org/Metro-HRA-5-year-PHA-Plan-2020-2024.aspx) ([metro council.org](https://metro council.org)).
- The Annual Plan (last approved in 2022 for the year 2023) is an update relating to the general policies and procedures for providing service in the coming year and is completed every year [2023-Metro-HRA-PHA-Annual-Plan.aspx](https://metrohra.org/2023-Metro-HRA-PHA-Annual-Plan.aspx) ([metro council.org](https://metro council.org)).

The Administrative Plan, the Metro HRA's main policy document, becomes an attachment to the PHA Annual Plan. At least annually, the Metro HRA makes mandatory and discretionary policy and program rule revisions to the Administrative Plan which will also be open for public comment [2022 HOUSING CHOICE VOUCHER ADMINISTRATIVE PLAN](https://metro council.org/2022-HOUSING-CHOICE-VOUCHER-ADMINISTRATIVE-PLAN) ([metro council.org](https://metro council.org)).

Part of the PHA Plan process is engagement with the Resident Advisory Board (RAB) regarding general policy issues and proposed policy changes. RAB engagement will focus on wealth building and the move process.

A Public Notice will be published the first week of July with the Plan being open for Public Comment through August 31, 2023. Comments will be reviewed, and a final document will be

presented for approval to the Community Development Committee on September 18, 2023, and to the full Council on September 27, 2023. Staff anticipate presenting an information item for committee discussion prior to the September 2023 action item.

### **Rationale**

Federal regulations for the Housing Choice Voucher program require the Council to conduct a public hearing to receive comments on the 2024 Annual PHA Plan.

### **Thrive Lens Analysis**

The PHA Plan and Housing Choice Voucher Administrative Plan support the *Thrive MSP 2020* outcomes of equity, livability, and stewardship. By using a Thrive Lens, discretionary policies of the HRA promote equity and choice, while ensuring that the federal resources to fund the Housing Choice Voucher program are maximized to serve families efficiently.

### **Funding**

Developing the Annual Plan is a regular part of the Metro HRA's annual workplan and is a requirement of receiving HUD funding for the program.

### **Small Business Inclusion**

N/A

