



U.S. Department of Housing and Urban Development
San Francisco Regional Office - Region IX
600 Harrison Street
San Francisco, California 94107-1387
www.hud.gov
espanol.hud.gov

IAN 25 2010

Residents Awareness In Action
P.O. Box 2571
Berkeley, CA 94702

RE: Request to Manage Berkeley Housing Authority Low Rent Public Housing Program

Dear Organization Members:

Thank you for your letter received in our office January 4, 2010, expressing interest in assuming the management of the Berkeley Housing Authority (BHA) Low Rent Public Housing program.

The *U.S. Housing Act of 1937*, which established the Low Rent Public Housing program, requires HUD to provide funding for the program only to qualified public housing agencies (PHAs) under an Annual Contributions Contract with HUD. HUD has no flexibility under the Act to contract with a residents' organization for management of BHA's programs. Nevertheless, BHA does have the authority itself to make determinations about its own management structure. As such, we recommend you approach BHA directly to state your interest.

Since separating from the City of Berkeley in 2007, BHA and its Board, under pressure from HUD, have worked hard to recover the Agency from Troubled status and address the problems that were inherited from the City, including the substandard physical condition of the units. Currently under a Memorandum of Agreement with HUD to address its Troubled status, BHA committed to developing a plan to correct its deficiencies.

As you are aware, on December 29, 2009, BHA submitted a disposition application to HUD for its 61 Low Rent Public Housing units. This plan to preserve the housing, upgrade it, and ensure the long-term feasibility and affordability of the units is currently under review by HUD. Based on funding cuts to the program, a multi-year operating deficit, and more than \$4.5 million in repairs, the BHA Board of Commissioners determined that such action was in the best interest of the residents and BHA. According to their disposition application, BHA will require that the units be modernized and repaired and maintained as affordable housing for low-income residents.

With regard to your inquiry about Resident Management Technical Assistance, HUD currently does not fund such a program for Public Housing. Should such funding become available, information will be posted in the *Federal Register* and on HUD's website, www.hud.gov.

If you need additional information, please contact BHA's Executive Director, Tia Ingram, at (510) 981-5470 or tingram@ci.berkeley.ca.us.

Sincerely,

A handwritten signature in cursive script that reads "Stephen Schneller".

Stephen Schneller
Director
Office of Public Housing

cc:

Tia Ingram, Executive Director
Berkeley Housing Authority

Carole Norris, Chair
Berkeley Housing Authority