



	<p>The Violence against Women Act (VAWA) provides special protections for victims of domestic violence, dating violence, sexual assault, stalking, and human trafficking who are applying for or receiving assistance under the housing choice voucher (HCV) program. Although the VAWA 2022 statute does not specifically include human trafficking in the list of victims protected under VAWA, in 2022 HUD began including human trafficking as part of the list of victims protected under VAWA (as seen in Notices PIH 2022-06, PIH 2022-22, and PIH 2022-24). In the absence of a final rule implementing VAWA 2022 and to mirror HUD's recent usage, this policy includes human trafficking in addition to domestic violence, dating violence, sexual assault, and stalking anywhere such a list appears. The PHA maintains an updated Administrative Plan which contains general VAWA requirements and PHA policies in three areas: notification, documentation, and confidentiality. Specific VAWA requirements and PHA policies are located primarily in the following sections: 3-I.C, "Family Breakup and Remaining Member of Tenant Family"; 3-III.G, "Prohibition against Denial of Assistance to Victims of Domestic Violence, Dating Violence, Stalking and Human Trafficking"; 10-I.A, "Allowable Moves"; 10-I.B, "Restrictions on Moves"; 12-II.E, "Terminations Related to Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking"; and 12-II.F, "Termination Notice." The PHA provides all participants with HUD 5380 Notice of Occupancy Rights and HUD 5382 VAWA certification. As the landlord of PBV tenants we use and also require HCV landlords to use the HUD Tenancy Addendum (HUD 52641-A and HUD 52530-C). The Authority also maintains a transfer plan that prioritizes residents needing to move due to domestic violence. The Housing Authority refers Housing Choice Voucher Program participants, and applicants who are victims or threatened victims of domestic violence, dating violence, sexual assault, stalking, and human trafficking to the local police department for counseling and other assistance. Clients may also be referred to the National Domestic Violence Hotline and other local victim advocacy groups or service providers.</p>
C.	<p><b>Other Document and/or Certification Requirements.</b></p>
C.1	<p><b>Significant Amendment or Modification.</b> Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.</p> <p>The following actions shall be considered a "significant amendment" or "substantial deviation": • A change in the organization of the waiting lists or administrative plan that would impact more than 20 percent of current applicants or participants. • The allocation of 10 percent or more of regular vouchers for use in a project based voucher (PBV) development. This does not include vouchers which are received specifically for a PBV project. • Undertaking of new development activities not in the 5-year plan.</p>
C.2	<p><b>Resident Advisory Board (RAB) Comments.</b></p> <p>(a) Did the RAB(s) have comments to the 5-Year PHA Plan?  Y <input type="checkbox"/> N <input checked="" type="checkbox"/></p> <p>(b) If yes, comments must be submitted by the PHA as an attachment to the 5-Year PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.  <b>This is to be determined</b></p>
C.3	<p><b>Certification by State or Local Officials.</b></p> <p>Form HUD-50077-SL, <i>Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p>
C.4	<p><b>Required Submission for HUD FO Review.</b></p> <p>(a) Did the public challenge any elements of the Plan?  Y <input type="checkbox"/> N <input checked="" type="checkbox"/></p> <p>(b) If yes, include Challenged Elements.  <b>This is to be determined</b></p>
D.	<p><b>Affirmatively Furthering Fair Housing (AFFH).</b></p>
D.1	<p><b>Affirmatively Furthering Fair Housing. (Non-qualified PHAs are only required to complete this section on the Annual PHA Plan. All qualified PHAs must complete this section.)</b></p> <p>Provide a statement of the PHA's strategies and actions to achieve fair housing goals outlined in an accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5). Use the chart provided below. (PHAs should add as many goals as necessary to overcome fair housing issues and contributing factors.) Until such time as the PHA is required to submit an AFH, the PHA is not obligated to complete this chart. The PHA will fulfill, nevertheless, the requirements at 24 CFR § 903.7(o) enacted prior to August 17, 2015. See Instructions for further detail on completing this item.</p>

This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937, as amended, which introduced the 5-Year PHA Plan. The 5-Year PHA Plan provides the PHA's mission, goals and objectives for serving the needs of low-income, very low-income, and extremely low-income families and the progress made in meeting the goals and objectives described in the previous 5-Year Plan.

Public reporting burden for this information collection is estimated to average 1.64 hours per year per response or 8.2 hours per response every five years, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information, and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

**Privacy Act Notice.** The United States Department of Housing and Urban Development is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality.

**Form identification:** NJ060-Keansburg Housing Authority form HUD-50075-5Y (Form ID - 790) printed by Pia Amos in HUD Secure Systems/Public Housing Portal at 05/05/2025 12:11PM EST

## **Keansburg Housing Authority - B.2 Goals and Objectives**

### **HCV/PBV**

1. Revise/Implement Administrative Plan.
2. Implementation of ongoing HOTMA/NSPIRE changes.
3. Maintain voucher utilization at 99%.
4. Increase usage of the applicant/participant portal for submission of documents.
5. Increase enforcement of participant program violations.
6. Reopen waiting lists and conduct lotteries for HCV.

### **PHA Organizational Goals**

1. Revise the personnel and employee handbooks
2. Continue to improve cybersecurity by implementing best practices and training staff on a regular basis as indicated by insurance carrier

### **Finance/Capital Improvements/Maintenance**

1. Continue to provide a budget surplus each year to pay down OPEB/pension liability.
2. Strengthen financial reserves to maintain program stability and for future capital improvements as needed.
3. Continue to use HUD's 2-year HCV tool to maximize budget utilization for Section 8 HCV Program.
4. Improve and enhance fraudulent banking activity policies and procedures to ensure Authority is protected against fraudulent acts.
5. Increase Voucher Utilization - ensure that a higher percentage of vouchers are utilized and allocated to eligible families.

## **Keansburg Housing Authority - B.3. Progress Report**

### **PHA'S Progress of Missions and Goals:**

#### **PHA Goal: Housing Choice Voucher and Project Based Voucher Policy Development and Implementation**

A final draft Administrative Plan incorporating HOTMA changes is complete, and the Authority will meet with program participants and the resident advisory board to obtain input during the 5 - year planning process.

#### **PHA Goal-Housing Choice Voucher Participant Program Compliance**

This effort is on-going. It will be supported by the update in program policies and procedures as stated above.

#### **PHA Goal: Staff Development**

The Authority continues to assess staff training needs and provide training and continuing education on an annual basis. Staff continue to be cross trained and prepared to take on more responsibility/opportunities. HOTMA and NSPIRE implementation training is the current training priority. This activity is on-going.

#### **PHA Goal: Technology**

The Authority successfully implemented on-line application processing for the HCV program. Applicants applied online and can view their waiting list status through an online portal. Staff continue to use web-based document storage to increase efficiency in operations. The current focus is to educate tenants and participants to use the online portals to submit documentation for applications and recertification. Staff continue to work on electronic storage of records to lessen the need for physical storage space for client records.

The Authority also continues to improve cybersecurity by implementing best practices and training staff on a regular basis. The Authority obtained cybersecurity insurance to further protect PII of program participants. This activity is on-going.

#### **PHA Goal: Waiting Lists**

The Authority reopened the waiting lists for the HCV programs during 2021. This goal is complete.

<p><b>Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan or State Consolidated Plan (All PHAs)</b></p>	<p><b>U.S. Department of Housing and Urban Development</b>                  Office of Public and Indian Housing                  OMB No. 2577-0226  <b>Expires 03/31/2024</b></p>
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**Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan or State Consolidated Plan**

I, George Hoff, the Mayor certify that the 5-Year PHA Plan for fiscal years 2025-2029 and/or Annual PHA Plan for fiscal year 2025 of the NJ060 - Keansburg Housing Authority is consistent with the Consolidated Plan or State Consolidated Plan including the Analysis of Impediments (AI) to Fair Housing Choice or Assessment of Fair Housing (AFH) as applicable to the Borough of Keansburg pursuant to 24 CFR Part 91 and 24 CFR § 903.15.

Provide a description of how the PHA Plan's contents are consistent with the Consolidated Plan or State Consolidated Plan.

The Keansburg Housing Authority's PHA Plan aligns with the goals outlined in the Consolidated Plan by prioritizing affordable housing, promoting resident self-sufficiency, and ensuring equal access to housing opportunities. These objectives support the state's broader efforts to reduce housing insecurity and foster community development.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official:	<b>George Hoff</b>	Title:	<b>Mayor</b>
Signature:	Date:		

The United States Department of Housing and Urban Development is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality. This information is collected to ensure consistency with the consolidated plan or state consolidated plan.

Public reporting burden for this information collection is estimated to average 0.16 hours per year per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information, and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

**Form identification:** *NJ060-Keansburg Housing Authority form HUD-50077-SL (Form ID - 1041) printed by Pia Amos in HUD Secure Systems/Public Housing Portal at 05/08/2025 10:41AM EST*

<p><b>Civil Rights Certification (Qualified PHAs)</b></p>	<p><b>U.S. Department of Housing and Urban Development</b></p> <p>Office of Public and Indian Housing  <b>OMB Approval No. 2577-0226</b>  <b>Expires 03/31/2024</b></p>
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**Civil Rights Certification  
Annual Certification and Board Resolution**

*Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairperson or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 5-Year PHA Plan , hereinafter referred to as" the Plan", of which this document is a part, and make the following certification and agreements with the Department of Housing and Urban Development (HUD) for the fiscal year beginning 10/2025 in which the PHA receives assistance under 42 U.S.C. 1437f and/or 1437g in connection with the mission, goals, and objectives of the public housing agency and implementation thereof:*

The PHA certifies that it will carry out the public housing program of the agency in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d-2000d—4), the Fair Housing Act (42 U.S.C. 3601-19), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794), title II of the Americans with Disabilities Act (42 U.S.C. 12101 et seq.), and other applicable civil rights requirements and that it will affirmatively further fair housing in the administration of the program. In addition, if it administers a Housing Choice Voucher Program, the PHA certifies that it will administer the program in conformity with the Fair Housing Act, title VI of the Civil Rights Act of 1964, Section 504 of the Rehabilitation Act of 1973, title II of the Americans with Disabilities Act, and other applicable civil rights requirements, and that it will affirmatively further fair housing in the administration of the program. The PHA will affirmatively further fair housing, which means that it will take meaningful actions to further the goals identified in the Assessment of Fair Housing (AFH) conducted in accordance with the requirements of 24 CFR § 5.150 through 5.180, that it will take no action that is materially inconsistent with its obligation to affirmatively further fair housing, and that it will address fair housing issues and contributing factors in its programs, in accordance with 24 CFR § 903.7(o)(3). The PHA will fulfill the requirements at 24 CFR § 903.7(o) and 24 CFR § 903.15(d). Until such time as the PHA is required to submit an AFH, the PHA will fulfill the requirements at 24 CFR § 903.7(o) promulgated prior to August 17, 2015, which means that it examines its programs or proposed programs; identifies any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with local jurisdictions to implement any of the jurisdiction’s initiatives to affirmatively further fair housing that require the PHA’s involvement; and maintains records reflecting these analyses and actions.

Keansburg Housing Authority

NJ060

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PHA Name

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PHA Number/HA Code

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Name of Executive Director: **MR Douglas Dzema**

Name of Board Chairperson: **Ms. Diane Nelson**

Signature:      Date:

Signature:      Date:

Executive Director Signature:

Board Chairperson Signature:

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The United States Department of Housing and Urban Development is authorized to collect the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality. The information is collected to ensure that PHAs carry out applicable civil rights requirements.

Public reporting burden for this information collection is estimated to average 0.16 hours per response, including the time for reviewing instructions, searching existing data sources, gathering, and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information, and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

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