



El Camino Real Housing Authority

FIVE-YEAR PHA PLAN

AND ANNUAL PHA PLAN

For the FISCAL YEAR 2026

HIGH PERFORMING HOUSING AUTHORITY

301 Otero Avenue
Socorro, NM 87801
575-322-2171

DRAFT FOR PUBLIC COMMENT

Table of Contents

Executive Summary.....	
Form HUD-50075-5Y 5-Year PHA Plan.....	
5Y-B. Five-Year Plan Elements.....	
5Yr.-B.1 Mission.....	
5 YR – B.2 Goals and Objectives.....	
ECRHA Goals and Objectives.....	
Goal #1: Expand the Supply of Assisted Housing.....	
Goal #2: Improve the Quality of Assisted Housing.....	
Goal #3: Increase Assisted Housing Choices.....	
Goal #4: Improve Customer Service, Participant Relations and Technology for the Program	
Goal #5: Promote Self-Sufficiency through our Family Self Sufficiency Program (FSS).....	
Goal #6: Ensure Equal Opportunity and Affirmatively further Fair Housing.....	
5YR – B.3 Progress Report.....	
5YR – Violence Against Women Act (VAWA) Goals.....	
5YR C.1 Significant Amendments or Modification.....	
5YR C.2 Resident Advisory Board (RAB) Comments.....	
Affirmatively Furthering Fair Housing (AFFH).....	
D.1 AFFIRMATIVELY Furthering Fair Housing Goals.....	
FORM HUD -500975- 5Y – 5-YEAR PHA PLAN.....	
FORM HUD-50075 -ST Stream Lined ANNUAL PHA PLAN.....	
FORM HUD 5007-SL Certification by State or Local Officials	
FORM HUD 5007-ST-HCV-HP Certification of Compliance.....	

Executive Summary

The Public Housing (PHA) plan is a comprehensive guide to agency policies, programs, operations, and strategies for meeting local housing needs and goals. There are two parts to the PHA Plan:

- a Five-Year Plan, which each PHA submits to HUD once every fifth PHA fiscal year, and
- an Annual Plan, which is submitted to HUD every year.

The purpose of the El Camino Real Housing Authority's 5-year PHA Plans and Annual PHA Plans are to provide a strategic planning framework for the ECRHA management and operations planning with

- Local accountability, and
- An easily identifiable source by which public housing Participants in the Section 8 Housing Choice Voucher Program and other members of the public, may locate the ECRHA'S basic policies, rules and requirements concerning the ECRHA's operations, programs and services

ECRHA's two primary interests over the next five years are:

- To expand its successful Section 8 Housing Choice Voucher Program,
- To continue to improve the efficiency and efficacy of its internal operations.

The ECRHA continues to run a high performing Section 8 Housing Choice Voucher Program. The ECRHA's focus for the program over the next five years is to continue to make, higher-quality opportunities available to the families and individuals of the ECRHA's jurisdiction. This will include continued use of the project-based Housing Choice Vouchers (PBV's). Over the next five years, the ECRHA will encourage more construction of affordable housing projects by private developers and its instrumentalities.

Over the next five years, ECRHA will also focus on improving its Section Eight Management Assessment score. ECRHA has also made significant strides in improving its policies, procedures, and training and will continue to expand on that effort over the next five years. ECRHA recognizes that its SEMAP and PHAS scores will only improve as it improves its governance and management of its housing inventory, assets, and voucher administration services.

SEE ATTACHMENT A
5-Year PHA Plan
(for All PHAs)

DRAFT

5Y-B. FIVE – YEAR Plan Elements

El Camino Real Housing Authority's MISSION

§903.6 What information must a PHA provide in the 5-Year Plan? (a) A PHA must include in its 5-Year Plan a statement of:

(1) The PHA's mission for serving the needs of low-income, very low-income and extremely low-income families in the PHA's jurisdiction; and

(b) After submitting its first 5-Year Plan, a PHA in its succeeding 5-Year Plans, must address: (1) The PHA's mission, goals and objectives for the next 5 years;

It is the mission of the Housing Authority of the El Camino Real Housing Authority (ECRHA):

The PHA's mission is to provide safe, decent and sanitary housing conditions for very low-income families and to manage resources efficiently. The PHA is to promote personal, economic and social upward mobility to provide families the opportunity to make the transition from subsidized to non-subsidized housing.

ECRHA strives to:

- become closer to our resident and community partners,
- while being a positive catalyst for the creation of economic opportunities and independence in diverse communities.

ECRHA will provide:

- a positive work environment for our employees; and provide good customer service to our Participants and our Landlords.

5 Y R - B. 2 Agency Goals and Objectives

§903.6 What information must a PHA provide in the 5-Year Plan?

(a) A PHA must include in its 5-Year Plan a statement of:

- (1) The PHA's goals and objectives that enable the PHA to serve the needs of the families identified in the PHA's Annual Plan. For HUD, the PHA and the public to better measure the success of the PHA in meeting its goals and objectives, the PHA must adopt quantifiable goals and objectives for serving those needs wherever possible.

ECRHA Goals and Objectives:

For this section

- a goal is a description of a destination – a broad primary outcome; and
- an objective is a measurable strategic step ECRHA can take to achieve a goal.

Goal #1: Expand the supply of assisted housing

- Open our Valencia County waiting list in 2026 to accept new applications.
- Work with developers to see if they would be willing to work with our program to allocate some units to be affordable for our participants in Valencia and Torrance Counties.

Goal #2 Improve the quality of assisted housing

- HUD PHA SEMAP-continue to maintain high performer status with a utilization rate of at 93%.
- Begin to offer tenant workshops for understanding their subsidy and rights.
- Continue to perform monthly quality control of staff's work to ensure rent is calculated correctly.

Goal #3: Increase assisted housing choices

- Continue to look for HUD grants to expand the program's opportunities for housing more families (Move to Work Program).
- Continue to advertise the need of available rental units and encourage the participation of landlords through landlord forums, email blasts and our website.

Goal #4: Improve customer service, resident relations and technology for the program

- Have staff participate in customer service training and more education on the program
- Create a survey questionnaire for program participants to express their concerns with our services and to improve the housing needs in the community.
- Look into ways to improve the inspection process for landlords to see their passed or failed inspections online.
- Educate our staff, Landlords, Participants and Applicants in our Landlord and Applicant Portals.
- Create a monthly newsletter about the achievements of our program participants who become self-sufficient, graduate school, or become homeowners.
- Organize and revamp the Resident advisory board.

Goal #5 Promote Self-Sufficiency through our Family Self-Sufficiency Program (FSS)

- Encourage participants who are not working to seek employment and put job postings with the zero income briefing packets. Have quarterly meetings with our FSS Participants, to discuss goals
- Work with local agencies (Human Services, Southwest Workforce (Socorro County) and the workforces in Valencia County and Tarrant County to create a general form in which we keep notes on the tenants' progress and how they are working towards their goals. (ex. financial budgeting, finishing school and gaining employment.
- Ensure that the FSS Coordinator is part of the Scope Council (most agencies belong to this and it is a networking and a resource opportunity).
- Continue to work with our housing liaisons Puerto Seguro and other agencies to see how we can improve our community when it comes to housing.

Goal #6: Ensure equal opportunity and affirmatively further fair housing:

- Continue in-house trainings of HUD Regulations (Fair Housing and VAWA laws) to staff.
- Have yearly Landlord and Tenant Meetings to Present Fair Housing Information.

B.3 Progress Report:

Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.

- **Seek additional grand funding for FSS:**
The ECRHA continues to actively look for funding for participant services, including partnerships with local organizations and non-profits. Increased our payment standards each year to become favorable amongst current and prospective landlords.
- **Maximize full Utilization of Housing Choice Vouchers:**
The ECRHA has increased our utilization of HCV, adding nearly 10 vouchers over the last year.
- **Plans for new construction:**
- The El Camino Real Housing Authority developed our project that we applied for 4 times. We were able to get the 32 project-based units of 1 and 2 bedrooms with funding made of up Loans, Low Income Tax Credits, Congressionally Directed Spending from Senator Ben Ray Lujan for 1

Million Dollars and a grant in the amount of \$485,000 from the New Mexico Governor's office call the Casa Connections Grant.

B.4 Violence Against Women's Act (VAWA) Goals:

The El Camino Real Housing Authority Section 8 Program will promote and abide by the requirements of the 2013 reauthorization of the VIOLENCE AGAINST WOMEN'S ACT (VAWA) which applies for all victims of domestic violence, dating violence, sexual assault, and stalking, regardless of sex, gender identity, or sexual orientation, and which must be applied consistent with all nondiscrimination and fair housing requirements. We will support or assist victims of domestic violence, dating violence, sexual assault, and stalking, regardless of sex, gender identity, or sexual orientation as required by the law to prevent them from losing their HUD-assisted housing or being denied housing assistance as a consequence of the abuse of which they were the victim.

The El Camino Real Housing Authority Section 8 Program will continue with the usage of our Emergency Transfer Plan and all VAWA rules and regulations. We will be providing participants who are victims of domestic violence with informational packets that consist of resources in the El Camino Real Housing Authority and Westchester County that can help them with their circumstance. We will also include bulletins and postings of domestic violence resources in our office as well as the El Camino Real Housing Authority Website.

C. Other Document and/or Certification Requirements:

Significant Amendment or Modification. Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.

C.1 Significant Amendment or Modification:

The El Camino Real Housing Authority determines a significant amendment or modification to the 5-Year Plan to be significant change in its published policies included in the Administrative PHA Plan. Any additions of new policies or changes of policies not included in the current PHA Plan may qualify as a "Significant Amendment or Modification". The change may not be adopted other than at a duly called meeting of the governing body of the public housing agency that is open to the public after a 45-day public notice and be implemented. Amendments or modifications that are not significant will not be subject to a public meeting with a 45-day public notice

C.2 Resident Advisory Board (RAB) Comments:

(a) Did the RAB(s) have comments to the 5-Year PHA Plan?

Y No

If yes, comments must be submitted by the PHA as an attachment to the 5-Year PHA Plan. PHA's must also include a narrative describing their analysis of the RAB recommendations.

C.3 Certification by State or Local Officials:

Form HUD -50077-SL Certification by State or Local Officials of PHA plan Consistency with the Consolidated Plan, must be submitted by the PHA as an electronic attachment to the PHA Plan.

C.4 Required Submission for HUD FO Review

(a) Did the public challenge any elements of the Plan?

Y N

(b) If yes, include Challenged Elements.

D. 1 Affirmatively Furthering Fair Housing (AFFH).

Affirmatively Furthering Fair Housing (Non-Qualified PHA'S are only required to complete this section on the Annual PHA Plan. All qualified PHA'S must complete this section.

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.

Fair Housing Goal:

Describe fair housing strategies and actions to achieve the goal

Continue to have fair housing trainings for staff, program participants and landlords on a quarterly basis.

Host workshops via zoom or in person with speakers from HUD or other Organizations that have classes about Fair Housing.

Fair Housing Goal:

Describe fair housing strategies and actions to achieve the goal

Ensure all families have fair and equal access to our services. In order to do this, we will gain resources to reach those who are limited English as well as provide more access to those with disabilities to ensure they are able to get access to our services. This includes offering remote hearings, using translation services, auxiliary aids and services. Ensuring all communications are in accessible formats for those who are blind or have low vision

Fair Housing Goal:

Describe fair housing strategies and actions to achieve the goal

Evaluate the needs of the community every year to ensure everyone is getting access to the programs and services. Work with our local agencies to accomplish to ensure we all are working together to serve the community.

SEE ATTACHMENT A
5-Year PHA Plan
(for All PHA's)

DRAFT

PHA Consortia: (Check box if submitting a Joint PHA Plan and complete table below.)

Participating PHAs	PHA Code	Program(s) in the Consortia	Program(s) not in the Consortia	No. of Units in Each Program	
				PH	HCV
Lead PHA:					

B. Plan Elements. Required for all PHAs completing this form.

B.1 Mission. State the PHA’s mission for serving the needs of low-, very low-, and extremely low-income families in the PHA’s jurisdiction for the next 5 years.

It is the mission of the Housing Authority of the El Camino Real Housing Authority (ECRHA):
 The PHA’s mission is to provide safe, decent and sanitary housing conditions for very low-income families and to manage resources efficiently. The PHA is to promote personal, economic and social upward mobility to provide families the opportunity to make the transition from subsidized to non-subsidized housing.

ECRHA strives to:

- a. become closer to our resident and community partners,
- b. while being a positive catalyst for the creation of economic opportunities and independence in diverse communities.

ECRHA will provide:

- a. a positive work environment for our employees; and provide good customer service to our Participants and our Landlords.

B.2 Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income, very low-income, and extremely low-income families for the next 5 years.

Goal #1: Expand the supply of assisted housing

- a. Open our Valencia County waiting list in 2026 to accept new applications.
- b. Work with developers to see if they would be willing to work with our program to allocate some units to be affordable for our participants.

Goal #2: Improve the quality of assisted housing

- a. HUD PHA SEMAP-continue to maintain high performer status with a utilization rate of at 93%.
- b. Begin to offer tenant workshops for understanding their subsidy and rights.
- c. Continue to perform monthly quality control of staff's work to ensure rent is calculated correctly.

Goal #3: Increase assisted housing choices:

- a. Continue to look for HUD grants to expand the program's opportunities for housing more families (Move to Work Program).
- b. Continue to advertise the need of available rental units and encourage the participation of landlords through landlord forums, email blasts and our website.

Goal #4: Improve customer service, resident relations and technology for the program

- a. Have staff participate in customer service training and more education on the program
- b. Create a survey questionnaire for program participants to express their concerns with our services and to improve the housing needs in the community.
- c. Look into ways to improve the inspection process for landlords to see their passed or failed inspections online.
- d. Educate our staff, Landlords, Participants and Applicants in our Landlord and Applicant Portals.
- e. Create a monthly newsletter about the achievements of our program participants who become self-sufficient, graduate school, or become homeowners.
- f. Organize and revamp the Resident advisory board.

Goal #5: Promote Self-Sufficiency through our Family Self-Sufficiency Program (FSS)

- a. Encourage participants who are not working to seek employment and put job postings with the zero income briefing packets. Have quarterly meetings with our FSS Participants, to discuss goals
- b. Work with local agencies (Human Services, Southwest Workforce (Socorro County) and the workforces in Valencia County and Torrance County to create a general form in which we keep notes on the tenants' progress and how they are working towards their goals. (ex. financial budgeting, finishing school and gaining employment.
- c. Ensure that the FSS Coordinator is part of the Scope Council (most agencies belong to this and it is a networking and a resource opportunity).
- d. Continue to work with our housing liaisons Puerto Seguro and other agencies to see how we can improve our community when it comes to housing.

Goal #6: Ensure equal opportunity and affirmatively further fair housing:

- a. Continue in-house trainings of HUD Regulations (Fair Housing and VAWA laws) to staff.
- b. Have yearly Landlord and Tenant Meetings to Present Fair Housing Information.

B.3 Progress Report. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.

1. Seek additional grand funding for FSS:

The ECRHA continues to actively look for funding for participant services, including partnerships with local organizations and non-profits. Increased our payment standards each year to become favorable amongst current and prospective landlords.

2. Maximize full Utilization of Housing Choice Vouchers:

The ECRHA has increased our utilization of HCV, adding nearly 10 vouchers over the last year.

3. Plans for new construction:

The El Camino Real Housing Authority developed our project that we applied for 4 times. We were able to get the 32 project-based units of 1 and 2 bedrooms with funding made of up Loans, Low Income Tax Credits, Congressionally Directed Spending from Senator Ben Ray Lujan for 1 Million Dollars and a grant in the amount of \$485,000 from the New Mexico Governor' s office call the Casa Connections Grant.

B.4 Violence Against Women Act (VAWA) Goals. Provide a statement of the PHA's goals, activities, objectives, policies, or programs that will enable the PHA to serve the needs of survivors of domestic violence, dating violence, sexual assault, or stalking.

The El Camino Real Housing Authority Section 8 Program will promote and abide by the requirements of the 2013 reauthorization of the VIOLENCE AGAINST WOMEN'S ACT (VAWA) which applies for all victims of domestic violence, dating violence, sexual assault, and stalking, regardless of sex, gender identity, or sexual orientation, and which must be applied consistent with all nondiscrimination and fair housing requirements. We will support or assist victims of domestic violence, dating violence, sexual assault, and stalking, regardless of sex, gender identity, or sexual orientation as required by the law to prevent them from losing their HUD-assisted housing or being denied housing assistance as a consequence of the abuse of which they were the victim.

The El Camino Real Housing Authority Section 8 Program will continue with the usage of our Emergency Transfer Plan and all VAWA rules and regulations. We will be providing participants who are victims of domestic violence with informational packets that consist of resources in the El Camino Real Housing Authority and Westchester County that can help them with their circumstance. We will also include bulletins and postings of domestic violence resources in our office as well as the El Camino Real Housing Authority Website.

<p>B.5</p>	<p>Project-Based Activities. If a PHA intends to select one or more projects for project-based assistance without competition in accordance with 24 CFR 983.51(c), the PHA must include a statement of this intent.</p> <p>N/A</p>
<p>C.</p>	<p>Other Document and/or Certification Requirements.</p>
<p>C.1</p>	<p>Significant Amendment or Modification. Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.</p> <p>The El Camino Real Housing Authority determines a significant amendment or modification to the 5-Year Plan to be significant change in its published policies included in the Administrative PHA Plan. Any additions of new policies or changes of policies not included in the current PHA Plan may qualify as a “Significant Amendment or Modification” . The change may not be adopted other than at a duly called meeting of the governing body of the public housing agency that is open to the public after a 45-day public notice and be implemented. Amendments or modifications that are not significant will not be subject to a public meeting with a 45-day public notice</p>

<p>C.2</p>	<p>Resident Advisory Board (RAB) Comments.</p> <p>(a) Did the RAB(s) have comments to the 5-Year PHA Plan?</p> <p>Y N <input type="checkbox"/> <input 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.</p>
<p>C.3</p>	<p>Certification by State or Local Officials.</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>
<p>C.4</p>	<p>Challenged Elements. If any element of the PHA Plan is challenged, a PHA must include such information as an attachment with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public.</p> <p>(a) Did the public challenge any elements of the Plan?</p> <p>Y N <input type="checkbox"/> <input type="checkbox"/></p> <p>(b) If yes, include Challenged Elements.</p>

Instructions for Preparation of Form HUD-50075-5Y - 5-Year PHA Plan for All PHAs

A. PHA Information. All PHAs must complete this section (24 CFR 903.4).

- A.1** Include the full PHA Name, PHA Code, PHA Fiscal Year Beginning (MM/YYYY), Five-Year Period that the Plan covers, i.e. 2019-2023, PHA Plan Submission Type, and the Availability of Information, specific location(s) of all information relevant to the hearing and proposed PHA Plan.

PHA Consortia: Check box if submitting a Joint PHA Plan and complete the table.

B. Plan Elements.

- B.1 Mission.** State the PHA's mission for serving the needs of low- income, very low- income, and extremely low- income families in the PHA's jurisdiction for the next five years (24 CFR 903.6(a)(1)).
- B.2 Goals and Objectives.** Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low- income, very low- income, and extremely low- income families for the next five years (24 CFR 903.6(b)(1)).
- B.3 Progress Report.** Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan (24 CFR 903.6(b)(2)).
- B.4 Violence Against Women Act (VAWA) Goals.** Provide a statement of the PHA's goals, activities objectives, policies, or programs that will enable the PHA to serve the needs of survivors of domestic violence, dating violence, sexual assault, or stalking (24 CFR 903.6(a)(3)).
- B.5 Project-Based Activities.** If a PHA intends to select one or more projects for project-based assistance without competition in accordance with § 983.51(c), the PHA must include a statement of this intent in its 5-Year Plan (or an amendment to the 5-Year Plan) in order to notify the public prior to making a noncompetitive selection (24 CFR 903.6(c)).

C. Other Document and/or Certification Requirements.

- C.1 Significant Amendment or Modification.** Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan (24 CFR 903.7(s)(2)(ii)). For modifications resulting from the Rental Assistance Demonstration (RAD) program, refer to the 'Sample PHA Plan Amendment' found in Notice PIH-2012-32, REV 2.

C.2 Resident Advisory Board (RAB) comments.

- (a) Did the public or RAB have comments?
- (b) If yes, submit comments as an attachment to the Plan and describe the analysis of the comments and the PHA's decision made on these recommendations (24 CFR 903.17(b), 24 CFR 903.19).

C.3 Certification by State or Local Officials.

Form HUD-50077-SL, *Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan*, must be submitted by the PHA as an electronic attachment to the PHA Plan.

C.4 Challenged Elements.

If any element of the Annual PHA Plan or 5-Year PHA Plan is challenged, a PHA must include such information as an attachment to the Annual PHA Plan or 5-Year PHA Plan with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public (24 CFR 903.23(b)).

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 1.23 hours per year per response or 6.15 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 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.

SEE ATTACHMENT B
Streamlined Annual PHA Plan
(HCV Only PHA's)

Streamlined Annual PHA Plan (HCV Only PHAs)	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires: 09/30/2027
------------------------------------------------------------	-------------------------------------------------------------------------------------------------	--------------------------------------------------

Purpose. The 5-Year and Annual PHA Plans provide a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services. They also inform HUD, families served by the PHA, and members of the public of the PHA's mission, goals, and objectives for serving the needs of low-, very low-, and extremely low- income families.

Applicability. The Form HUD-50075-HCV is to be completed annually by **HCV-Only PHAs**. PHAs that meet the definition of a Standard PHA, Troubled PHA, High Performer PHA, Small PHA, or Qualified PHA do not need to submit this form. Where applicable, separate Annual PHA Plan forms are available for each of these types of PHAs.

Definitions.

- (1) **High-Performer PHA** – A PHA that owns or manages more than 550 combined public housing units and housing choice vouchers (HCVs) and was designated as a high performer on both the most recent Public Housing Assessment System (PHAS) and Section Eight Management Assessment Program (SEMAP) assessments if administering both programs, SEMAP for PHAs that only administer tenant-based assistance and/or project-based assistance, or PHAS if only administering public housing.
- (2) **Small PHA** - A PHA that is not designated as PHAS or SEMAP troubled, that owns or manages less than 250 public housing units and any number of vouchers where the total combined units exceed 550.
- (3) **Housing Choice Voucher (HCV) Only PHA** - A PHA that administers more than 550 HCVs, was not designated as troubled in its most recent SEMAP assessment and does not own or manage public housing.
- (4) **Standard PHA** - A PHA that owns or manages 250 or more public housing units and any number of vouchers where the total combined units exceed 550, and that was designated as a standard performer in the most recent PHAS and SEMAP assessments.
- (5) **Troubled PHA** - A PHA that achieves an overall PHAS or SEMAP score of less than 60 percent.
- (6) **Qualified PHA** - A PHA with 550 or fewer public housing dwelling units and/or HCVs combined and is not PHAS or SEMAP troubled.

A.	PHA Information.
A.1	<p> PHA Name: <u>El Camino Real Housing Authority</u> PHA Code: <u>NM077</u> PHA Plan for Fiscal Year Beginning: (MM/YYYY): <u>07/2026</u> PHA Inventory (Based on Annual Contributions Contract (ACC) units at time of FY beginning, above) Number of Housing Choice Vouchers (HCVs) <u>600</u> PHA Plan Submission Type: <input checked="" type="checkbox"/> Annual Submission <input type="checkbox"/> Revised Annual Submission </p> <p> Public Availability of Information. In addition to the items listed in this form, PHAs must have the elements listed below readily available to the public. A PHA must identify the specific location(s) where the proposed PHA Plan, PHA Plan Elements, and all information relevant to the public hearing and proposed PHA Plan are available for inspection by the public. Additionally, the PHA must provide information on how the public may reasonably obtain additional information of the PHA policies contained in the standard Annual Plan but excluded from their streamlined submissions. At a minimum, PHAs must post PHA Plans, including updates, at each Asset Management Project (AMP) and main office or central office of the PHA and should make documents available electronically for public inspection upon request. PHAs are strongly encouraged to post complete PHA Plans on their official websites and to provide each resident council with a copy of their PHA Plans. </p> <p> The Annual PHA Plan, PHA Plan Elements and all information pertaining to the Public Hearing and proposed PHA Plan will be made available at the following locations: </p> <p> El Camino Real Housing Authority: 301 Otero Avenue, Socorro, NM 87801 </p> <p> Staellite Office: 719 South Main, Belen, NM 87002 </p> <p> El Camino Real Housing Authority website: http://elcaminorealhousing.org </p>

PHA Consortia: (Check box if submitting a joint Plan and complete table below)

Participating PHAs	PHA Code	Program(s) in the Consortia	Program(s) not in the Consortia	No. of Units in Each Program
Lead HA:				

B. Plan Elements.

B.1 Revision of Existing PHA Plan Elements.

a) Have the following PHA Plan elements been revised by the PHA since its last Annual Plan submission?

Y N

- Statement of Housing Needs and Strategy for Addressing Housing Needs.
- Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.
- Financial Resources.
- Rent Determination.
- Operation and Management.
- Informal Review and Hearing Procedures.
- Homeownership Programs.
- Self Sufficiency Programs and Treatment of Income Changes Resulting from Welfare Program Requirements.
- Substantial Deviation.
- Significant Amendment/Modification.

(b) If the PHA answered yes for any element, describe the revisions for each element(s):

B.2 New Activities.

(a) Does the PHA intend to undertake any new activities related to the following in the PHA's applicable Fiscal Year?

Y N

Project-Based Vouchers

(b) If Project-Based Voucher (PBV) activities are planned for the applicable Fiscal Year, provide the projected number of PBV units and general locations, and describe how project-basing would be consistent with the PHA Plan.

B.3 Progress Report.

Provide a description of the PHA's progress in meeting its Mission and Goals described in its 5-Year PHA Plan. The El Camino Real Housing Authority continues to actively look for funding for participant services, including partnerships with local organizations and non-profits. Increased our payment standards each year to become favorable amongst current and prospective landlords.

The ECRHA has increased our utilization of HCV, adding nearly 15 vouchers over the last year.

The El Camino Real Housing Authority developed our project that we applied for 4 times.

We were able to develop a 32 project-based units of 1 and 2 bedrooms with funding made of up Loans, Low Income Tax Credits, Congressionally Directed Spending from Senator Ben Ray Lujan for 1 Million Dollars and a grant in the amount of \$485,000 from the New Mexico Governor's office called the Casa Connections Grant.

B.4	Capital Improvements. – Not Applicable
B.5	<p>Most Recent Fiscal Year Audit.</p> <p>(a) Were there any findings in the most recent FY Audit?</p> <p>Y N N/A <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></p> <p>(b) If yes, please describe: 2024-001 (2020-002) - Pledged Colleterial - Other Non-Compliance (Socorro Village) not Section 8 HCV. Management plans on moving all deposits into another financial institution who will provide us with collateral required under HUD and the State of New Mexico.</p>
C.	Other Document and/or Certification Requirements.
C.1	<p>Resident Advisory Board (RAB) Comments.</p> <p>(a) Did the RAB(s) have comments to the PHA Plan?</p> <p>Y N <input type="checkbox"/> <input checked="" type="checkbox"/></p> <p>(b) If yes, comments must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.</p>

<p>C.2</p>	<p>Certification by State or Local Officials.</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>
<p>C.3</p>	<p>Civil Rights Certification/ Certification Listing Policies and Programs that the PHA has Revised since Submission of its Last Annual Plan.</p> <p>Form HUD-50077-ST-HCV-HP, <i>PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p>
<p>C.4</p>	<p>Challenged Elements. If any element of the PHA Plan is challenged, a PHA must include such information as an attachment with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public.</p> <p>(a) Did the public challenge any elements of the Plan?</p> <p style="margin-left: 40px;">Y N</p> <p style="margin-left: 40px;"><input type="checkbox"/> <input checked="" type="checkbox"/></p> <p>(b) If yes, include Challenged Elements.</p>

Instructions for Preparation of Form HUD-50075-HCV Annual PHA Plan for HCV-Only PHAs

A. PHA Information. All PHAs must complete this section (24 CFR 903.4).

A.1 Include the full PHA Name, PHA Code, PHA Type, PHA Fiscal Year Beginning (MM/YYYY), Number of Housing Choice Vouchers (HCVs), PHA Plan Submission Type, and the Public Availability of Information, specific location(s) of all information relevant to the public hearing and proposed PHA Plan. Note: The number of HCV's should include all special purpose vouchers (e.g. Mainstream Vouchers, etc.) (24 CFR 903.23(e)).

PHA Consortia: Check box if submitting a Joint PHA Plan and complete the table (24 CFR 943.128(a)).

B. Plan Elements. All PHAs must complete this section (24 CFR 903.11(c)(3)).

B.1 Revision of Existing PHA Plan Elements. PHAs must:

Identify specifically which plan elements listed below that have been revised by the PHA. To specify which elements have been revised, mark the "yes" box. If an element has not been revised, mark "no."

Statement of Housing Needs and Strategy for Addressing Housing Needs. Provide a statement addressing the housing needs of low-income, very low-income and extremely low-income families and a brief description of the PHA's strategy for addressing the housing needs of families who reside in the jurisdiction served by the PHA and other families who are on the Section 8 tenant-based assistance waiting lists. The statement must identify the housing needs of (i) families with incomes below 30 percent of area median income (extremely low-income); (ii) elderly families (iii) households with individuals with disabilities, and households of various races and ethnic groups residing in the jurisdiction or on the public housing and Section 8 tenant-based assistance waiting lists based on information provided by the applicable Consolidated Plan, information provided by HUD, and generally available data. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.

The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location. (24 CFR 903.7(a)(2)(i)). Provide a description of the ways in which the PHA intends, to the maximum extent practicable, to address those housing needs in the upcoming year and the PHA's reasons for choosing its strategy (24 CFR 903.7(a)(2)(ii)).

Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions. A statement of the PHA's policies that govern resident or tenant eligibility, selection and admission including admission preferences for HCV (24 CFR 903.7(b)).

Financial Resources. A statement of financial resources, including a listing by general categories, of the PHA's anticipated resources, such as PHA HCV funding and other anticipated Federal resources available to the PHA, as well as tenant rents and other income available to support tenant-based assistance. The statement also should include the non-Federal sources of funds supporting each Federal program and state the planned use for the resources (24 CFR 903.7(c)).

Rent Determination. A statement of the policies of the PHA governing rental contributions of families receiving tenant-based assistance, discretionary minimum tenant rents, and payment standard policies (24 CFR 903.7(d)).

Operation and Management. A statement that includes a description of PHA management organization, and a listing of the programs administered by the PHA (24 CFR 903.7(e)).

Informal Review and Hearing Procedures. A description of the informal hearing and review procedures that the PHA makes available to its applicants (24 CFR 903.7(f)).

Homeownership Programs. A statement describing any homeownership programs (including project number and unit count) administered by the agency under section 8y of the 1937 Act, or for which the PHA has applied or will apply for approval (24 CFR 903.7(k)).

Self Sufficiency Programs and Treatment of Income Changes Resulting from Welfare Program Requirements. A description of any PHA programs relating to services and amenities coordinated, promoted, or provided by the PHA for assisted families, including those resulting from the PHA's partnership with other entities, for the enhancement of the economic and social self-sufficiency of assisted families, including programs provided or offered as a result of the PHA's partnerships with other entities, and activities subject to Section 3 of the Housing and Community Development Act of 1968 (24 CFR Part 135) and under requirements for the Family Self-Sufficiency Program and others. Include the program's size (including required and actual size of the FSS program) and means of allocating assistance to households. (24 CFR 903.7(l)(i)) Describe how the PHA will comply with the requirements of section 12(c) and (d) of the 1937 Act that relate to treatment of income changes resulting from welfare program requirements (24 CFR 903.7(l)(iii)).

Substantial Deviation. PHA must provide its criteria for determining a "substantial deviation" to its 5-Year Plan (24 CFR 903.7(s)(2)(i)).

Significant Amendment/Modification. PHA must provide its criteria for determining a "Significant Amendment or Modification" to its 5-Year and Annual Plan (24 CFR 903.7(s)(2)(ii)).

If any boxes are marked "yes", describe the revision(s) to those element(s) in the space provided.

B.2 New Activities. If the PHA intends to undertake any new activities related to these elements in the applicable Fiscal Year, mark "yes" for those elements, and describe the activities to be undertaken in the space provided. If the PHA does not plan to undertake these activities, mark "no."

Project-Based Vouchers. Describe any plans to use HCVs for new project-based vouchers, which must comply with PBV goals, civil rights requirements, Housing Quality Standards (HQS) and deconcentration standards, as stated in 24 CFR 983.55(b)(1) and set forth in the PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. If using project-based vouchers, provide the projected number of project-based units and general locations (including if PBV units are planned on any former or current public housing units or sites), and describe how project-basing would be consistent with the PHA Plan (24 CFR 903.7(b)(3), 24 CFR 903.7(r)).

- B.3 Progress Report.** For all Annual Plans following submission of the first Annual Plan, a PHA must include a brief statement of the PHA's progress in meeting the mission and goals described in the 5-Year PHA Plan (24 CFR 903.11(c)(3), 24 CFR 903.7(s)(1)).
- B.4 Capital Improvements.** This section refers to PHAs that receive funding from the Capital Fund Program (CFP) which is not applicable for HCV-Only PHAs.
- B.5 Most Recent Fiscal Year Audit.** If the results of the most recent fiscal year audit for the PHA included any findings, mark "yes" and describe those findings in the space provided (24 CFR 903.7(p)).

C. Other Document and/or Certification Requirements.

- C.1 Resident Advisory Board (RAB) comments.** If the RAB had comments on the annual plan, mark "yes," submit the comments as an attachment to the Plan and describe the analysis of the comments and the PHA's decision made on these recommendations (24 CFR 903.13(c), 24 CFR 903.19).
- C.2 Certification by State of Local Officials.** Form HUD-50077-SL, *Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan*, must be submitted by the PHA as an electronic attachment to the PHA Plan (24 CFR 903.15). Note: A PHA may request to change its fiscal year to better coordinate its planning with planning done under the Consolidated Plan process by State or local officials as applicable.
- C.3 Civil Rights Certification/ Certification Listing Policies and Programs that the PHA has Revised since Submission of its Last Annual Plan.** Provide a certification that the following plan elements have been revised, provided to the RAB for comment before implementation, approved by the PHA board, and made available for review and inspection by the public. This requirement is satisfied by completing and submitting form HUD-50077 ST-HCV-HP, *PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed*. Form HUD-50077-ST-HCV-HP, *PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed* must be submitted by the PHA as an electronic attachment to the PHA Plan. This includes all certifications relating to Civil Rights and related regulations. A PHA will be considered in compliance with the certification requirement to affirmatively further fair housing if the PHA fulfills the requirements of 24 CFR 5.150 *et seq.*, 24 CFR 903.7(o)(1), and 24 CFR 903.15.
- C.4 Challenged Elements.** If any element of the Annual PHA Plan or 5-Year PHA Plan is challenged, a PHA must include such information as an attachment to the Annual PHA Plan or 5-Year PHA Plan with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public (24 CFR 903.23(b)).

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 Annual PHA Plan. The Annual PHA Plan provides a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public for serving the needs of low- income, very low- income, and extremely low- income families.

Public reporting burden for this information collection is estimated to average 4.52 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. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions to reduce this burden, to the Reports Management Officer, REE, Department of Housing and Urban Development, 451 7th Street, SW, Room 4176, Washington, DC 20410-5000. When providing comments, please refer to OMB Approval No. 2577-0226. 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 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.

Certification by State or Local Officials (Form HUD 50077-SL)

SEE ATTACHMENT C

Certification by State or Local Officials

(FORM HUD 5007-SL)

**Certification by State or Local
 Official of PHA Plans Consistency
 with the Consolidated Plan or
 State Consolidated Plan
 (All PHAs)**

U. S Department of Housing and Urban Development
 Office of Public and Indian Housing
 OMB No. 2577-0226
 Expires: 09/30/2027

**Certification by State or Local Official of PHA Plans
 Consistency with the Consolidated Plan or State Consolidated Plan**

I, Mary Ann Chavez-Lopez, the Executive Director
Official's Name *Official's Title*

certify that the 5-Year PHA Plan for fiscal years 2026-2030 and/or Annual PHA Plan for fiscal
 year 2026 of the El Camino Real Housing Authority is consistent with the
PHA Name

Consolidated Plan or State Consolidated Plan including any applicable fair housing goals or
 strategies to:

_____ *Local Jurisdiction Name*

pursuant to 24 CFR Part 91 and 24 CFR Part 903.15.

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

Please see attached

I/We, the undersigned, certify under penalty of perjury that the information provided above is true and correct. WARNING: Anyone who knowingly
 submits a false claim or makes a false statement is subject to criminal and/or civil penalties, including confinement for up to 5 years, fines, and civil
 and administrative penalties. (18 U.S.C. §§ 287, 1001, 1010, 1012, 1014; 31 U.S.C. §3729, 3802).

Name of Authorized Official: 	Title:
Signature: 	Date:

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. Send comments regarding
 this burden estimate or any other aspect of this collection of information, including suggestions to reduce this burden, to the Reports Management Officer, REE,
 Department of Housing and Urban Development, 451 7th Street, SW, Room 4176, Washington, DC 20410-5000. When providing comments, please refer to OMB
 Approval No. 2577-0226. 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 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.

Certifications of Compliance with PHA Plan and Related Regulations (Standard, Troubled, HCV-Only, and High Performer PHA's)

SEE ATTACHMENT D

**Certifications of Compliance with PHA Plan
and Related Regulations**

(Standard, Troubled, HCV-Only, and High Performer PHA's)

**Certifications of Compliance with
PHA Plan and Related Regulations
(Standard, Troubled, HCV-Only, and
High Performer PHAs)**

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires: 09/30/2027

**PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations
including PHA Plan Elements that Have Changed**

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 and/or Annual 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 PHA fiscal year beginning 2026, in which the PHA receives assistance under 42 U.S.C. 1437f and/or 1437g in connection with the submission of the Plan and implementation thereof:

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located (24 CFR § 91.2).
2. The Plan contains a signed certification by the appropriate State or local official (form HUD-50077-SL) that the Plan is consistent with the applicable Consolidated Plan, which includes any applicable fair housing goals or strategies, for the PHA's jurisdiction and a description of the way the PHA Plan is consistent with the applicable Consolidated Plan (24 CFR §§ 91.2, 91.225, 91.325, and 91.425).
3. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Resident Advisory Board or Boards in developing the Plan, including any changes or revisions to the policies and programs identified in the Plan before they were implemented, and considered the recommendations of the Resident Advisory Board (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the way the Plan addresses these recommendations.
4. The PHA provides assurance as part of this certification that:
 - i. The Resident Advisory Board had an opportunity to review and comment on the changes to the policies and programs before implementation by the PHA;
 - ii. The changes were duly approved by the PHA Board of Directors (or similar governing body); and
 - iii. The revised policies and programs are available for review and inspection, at the principal office of the PHA during normal business hours. Where possible, PHAs should make documents available electronically, for public inspection upon request.
5. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment. The PHA ensured all notices and meetings provided effective communication with persons with disabilities and further provided meaningful language access for persons with Limited English Proficiency (LEP).
6. 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.), the Violence Against Women Act (34 U.S.C. § 12291 et seq.), and other applicable civil rights requirements, and that it will affirmatively further fair housing in the administration of all HUD programs. In addition, if it administers a Housing Choice Voucher Program, the PHA certifies that it will administer the program in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, Section 504 of the Rehabilitation Act of 1973, Title II of the Americans with Disabilities Act, the Violence Against Women Act, and other applicable civil rights requirements, and that it will affirmatively further fair housing in the administration of all HUD programs.
7. The PHA will affirmatively further fair housing, in compliance with the Fair Housing Act, 24 CFR § 5.150 et seq., 24 CFR § 903.7(o), and 24 CFR § 903.15, which means that it will take meaningful actions, in addition to combating discrimination, that overcome patterns of segregation and foster inclusive communities free from barriers that restrict access to opportunity based on protected characteristics. Specifically, affirmatively furthering

fair housing means taking meaningful actions that, taken together, address significant disparities in housing needs and in access to opportunity, replacing segregated living patterns with truly integrated and balanced living patterns, transforming racially or ethnically concentrated areas of poverty into areas of opportunity, and fostering and maintaining compliance with civil rights and fair housing laws (24 CFR § 5.151). Pursuant to 24 CFR § 903.15(c)(2), a PHA's policies should be designed to reduce the concentration of tenants and other assisted persons by race, national origin, and disability. PHA policies should include affirmative steps stated in 24 CFR § 903.15(c)(2)(i) and 24 CFR § 903.15(c)(2)(ii). Furthermore, under 24 CFR § 903.7(o), a PHA must submit a civil rights certification with its Annual and 5-year PHA Plans, except for qualified PHAs who submit the Form HUD-50077-CR as a standalone document. The PHA certifies that it will take no action that is materially inconsistent with its obligation to affirmatively further fair housing.

8. For PHA Plans that include a policy for site-based waiting lists:
 - The PHA regularly submits required data to HUD's 50058 PIC/IMS Module and/or its successor system: the Housing Information Portal (HIP) in an accurate, complete and timely manner (as specified in PIH Notice 2011-65);
 - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
 - Adoption of a site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
 - The PHA shall take reasonable measures to assure that such a waiting list is consistent with affirmatively furthering fair housing; and
 - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR 903.7(o)(1).
9. The PHA will comply with the prohibitions against discrimination based on age pursuant to the Age Discrimination Act of 1975.
10. In accordance with the Fair Housing Act, the PHA will not base a determination of eligibility for housing on actual or perceived sexual orientation, or marital status and will not otherwise discriminate because of sex (including sexual orientation).
11. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, 'Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped' for people with physical disabilities.
12. The PHA will comply with the requirements of Section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
13. The PHA will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implement the regulations at 49 CFR Part 24 as applicable.
14. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
15. The PHA will provide the responsible entity or HUD any documentation that the responsible entity or HUD needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or Part 50, respectively.
16. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
17. The PHA will keep records in accordance with 2 CFR 200.302 and facilitate an effective audit to determine compliance with program requirements.
18. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act, the Residential Lead-Based Paint Hazard Reduction Act of 1992, and 24 CFR Part 35.
19. The PHA will comply with the policies, guidelines, and requirements of 2 CFR Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Financial Assistance, including but not limited to submitting the assurances required under 24 CFR §§ 1.5, 3.115, 8.50, and 107.25 by submitting an SF-424, including the required assurances in SF-424B or D, as applicable.

20. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
21. All attachments to the Plan have been and will continue to always be available at all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA and, where possible, should be made available for public inspection in an electronic format.
22. The PHA certifies that it is following all applicable Federal statutory and regulatory requirements, including the Declaration of Trust(s).

El Camino Real Housing Authority
PHA Name

NM077
PHA Number/HA Code

Annual PHA Plan for Fiscal Year 2026

5-Year PHA Plan for Fiscal Years 2026 - 2030

I/We, the undersigned, certify under penalty of perjury that the information provided above is true and correct. WARNING: Anyone who knowingly submits a false claim or makes a false statement is subject to criminal and/or civil penalties, including confinement for up to 5 years, fines, and civil and administrative penalties. (18 U.S.C. §§ 287, 1001, 1010, 1012, 1014; 31 U.S.C. §3729, 3802)

Name of Executive Director: Mary Ann Chavez-Lopez		Name Board Chairman: Lonnie Marquez	
Signature:	Date:	Signature:	Date:

This information is collected to ensure compliance with PHA Plan, Civil Rights, and related laws and regulations including PHA plan elements that have changed.

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. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions to reduce this burden, to the Reports Management Officer, REE, Department of Housing and Urban Development, 451 7th Street, SW, Room 4176, Washington, DC 20410-5000. When providing comments, please refer to OMB Approval No. 2577-0226. 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 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.