

*PHA Plans for the
Housing Authority of the
City of Pueblo*

5 Year Plan for Fiscal Years 2002 - 2006
Annual Plan for Fiscal Year 2002

**NOTE: THIS PHA PLANS TEMPLATE (HUD 50075) IS TO BE COMPLETED IN
ACCORDANCE WITH INSTRUCTIONS LOCATED IN APPLICABLE PIH NOTICES**

**PHA Plan
Agency Identification**

PHA Name: *Housing Authority of the City of Pueblo*

PHA Number: *CO002*

PHA Fiscal Year Beginning: (mm/yyyy) *04/2002*

Public Access to Information

Information regarding any activities outlined in this plan can be obtained by contacting: (select all that apply)

- Main administrative office of the PHA
- PHA development management offices
- PHA local offices

Display Locations for PHA Plans and Supporting Documents

The PHA Plans (including attachments) are available for public inspection at: (select all that apply)

- Main administrative office of the PHA
- PHA development management offices
- PHA local offices
- Main administrative office of the local government
- Main administrative office of the County government
- Main administrative office of the State government
- Public library
- PHA website
- Other (list below)

PHA Plan Supporting Documents are available for inspection at: (select all that apply)

- Main business office of the PHA
- PHA development management offices
- Other (list below)

5-YEAR PLAN
PHA FISCAL YEARS 2002 - 2006
[24 CFR Part 903.5]

A. 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. (select one of the choices below)

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here)
The mission of the Housing Authority of the City of Pueblo is to provide low-income families, the elderly and handicapped individuals with decent, safe and affordable housing. In addition, a strong effort will be made to:
- *Ensure equal opportunity in housing;*
 - *Promote family self-sufficiency;*
 - *Continue on-going collaborative efforts with other local agencies and the City of Pueblo to improve the quality of life within the community; and*
 - *Strive to provide job training, employment and homeownership opportunities for public housing and Section 8 residents.*

Progress Statement for FY 2001: *The PHA built fifty (50) 3-bedroom single family houses through low-income tax credit program. Section 8 homeownership is approved with 5 families in the pre-qualification process. NHS will provide GAP financing in the form of a 2nd note. Local lenders will provide 1st financing. Under FSS 10 participants graduated. There are 82 families enrolled in the FSS Program, 10 families are graduating each year. We anticipate placement of 3 families into the homeownership program by April 2002 through the Section 8 Homeownership Program. Due to lack of response from tenants for job-training and employment opportunities, the PHA has dropped this program except what is offered through the FSS program.*

B. Goals

The goals and objectives listed below are derived from HUD's strategic Goals and Objectives and those emphasized in recent legislation. PHAs may select any of these goals and objectives as their own, or identify other goals and/or objectives. Whether selecting the HUD-suggested objectives or their own, **PHAS ARE STRONGLY ENCOURAGED TO IDENTIFY QUANTIFIABLE MEASURES OF SUCCESS IN REACHING THEIR OBJECTIVES OVER THE COURSE OF THE 5 YEARS.** (Quantifiable measures would include targets such as: numbers of families served or PHAS scores achieved.) PHAs should identify these measures in the spaces to the right of or below the stated objectives.

HUD Strategic Goal: Increase the availability of decent, safe, and affordable housing.

PHA Goal: Expand the supply of assisted housing
Progress Statement for FY 2001: The 50 houses will be completed by January of 2002 and fully occupied by the end of January 2002. Plans are underway to submit an application to HUD to construct 8 or 10 units on vacant land. Construction to be completed by Sept. 30, 2002 contingent on HUD Approval. changed

HUD approved conversion from efficiencies to 1-bdrm units (6 units). The conversion will be completed by March 2002.

Objectives:

- Apply for additional rental vouchers: **When NOFA's are published**
- Reduce public housing vacancies:
- Leverage private or other public funds to create additional housing opportunities: **Raise \$5.5 million by 1/31,2002 to complete the construction of 50 three-bedroom houses affordable housing through tax credits, Federal Home Loan Bank funds and private funds. (changed)**
- Acquire or build units or developments: **upon HUD approval PHA will construct 6 to 10 units of new construction. PHA will request approval from HUD by June 2002 and upon approval anticipate completion time of 3/31/03. (changed)**
- Other (list below) **Submit application to HUD to convert six efficiencies in project CO2-2 to 6 one bedroom units. In the future, if deemed necessary, PHA will submit additional applications to convert other efficiencies to one-bedroom units. This will be done by 3/31/02. (addition)**

PHA Goal: Improve the quality of assisted housing
Progress Statement for FY 2001: PHA received advisory score of 86.8. Goal will be to increase to 90%. We were low in the Physical Inspection category. We will improve in this area. All other areas were excellent. Renovated 47 units under Capital Fund. Goal is to rehab at least 30 for upcoming fiscal period.

CHANGE: Computer still in the process of being upgraded – anticipated completion by April 2003. Delay due to current computer-company being acquired by larger company for the second time.

Objectives:

- Improve public housing management: **(94.2) If our score should fall under 90%, our goal would be to increase PHAS score. (changed).**
- Improve voucher management: (SEMAP score) **Maintain passing SEMAP score.**
- Increase customer satisfaction: **on-going**
- Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections) **upgrade computer system by April, 2003. (changed).**
- Renovate or modernize public housing units: **to some degree at a minimum of 30 units (changed).**
- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers: **When NOFA's are published.**
- Other: (list below)

PHA Goal: Increase assisted housing choices
Progress Statement for FY 2001: All of the objectives listed below were met.

Objectives:

- Provide voucher mobility counseling: **At 50-60 orientation sessions per year.**
- Conduct outreach efforts to potential voucher landlords: **10 landlords by 3/31/02.**
- Increase voucher payment standards:
- Implement voucher homeownership program:
- Implement public housing or other homeownership programs: **to refer 5 residents per year to other agencies that offer this service.**
- Implement public housing site-based waiting lists:
- Convert public housing to vouchers:
- Other: (list below)

Implement special incentives to encourage higher income applicants to accept units in the Sangre de Cristo development.

HUD Strategic Goal: Improve community quality of life and economic vitality

PHA Goal: Provide an improved living environment
Progress Statement for FY 2001: PHA mailed 212 notices for Neighborhood Watch program and 3 families responded but were unable to inspire sufficient interest to start program. We will try for April 2002.

Objectives:

- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments: **on-going**
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments: **on-going**
- Implement public housing security improvements: **On-going activity. Staff is promoting a Neighborhood Watch program and will continue to provide security at the Sangre de Cristo apartments and elsewhere as needed**
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below)

HUD Strategic Goal: Promote self-sufficiency and asset development of families and individuals

PHA Goal: Promote self-sufficiency and asset development of assisted households N/A
Progress Statement for FY 2001: Due to time and budget constraints, we have decided to phase out this program and will focus more on FSS program. In any event, the training program may have been a duplication of what takes place in our FSS program. Our FSS program is very productive.

Objectives:

- Increase the number and percentage of employed persons in assisted families:
- Provide or attract supportive services to improve assistance recipients' employability: **(changed)**.
- Provide or attract supportive services to increase independence for the elderly or families with disabilities.
- Other: (list below)

HUD Strategic Goal: Ensure Equal Opportunity in Housing for all Americans

PHA Goal: Ensure equal opportunity and affirmatively further fair housing
Progress Statement for FY 2001: Objectives were achieved during this past fiscal period.

Objectives:

- Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability: **On-going**
- Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability: **On-going**
- Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required: **On-going**
- Other: (list below)

Other PHA Goals and Objectives: (list below)

PHA Goal: Knowledge of New Laws and Changes in Housing Issues
Progress Statement for FY 2001: Personnel provide updates to the policy as they occur. Training is provided as needed at the monthly-staff meetings so that staff will better understand the policies.

Objective:

- Make management team knowledgeable regarding the new housing requirements of the Quality Housing and Work Responsibility Act of 1998 (H.R. 4194) and any other changes in regulations as they occur regarding Housing Authority of the City of Pueblo management policies and procedures. **This is an on-going activity.**

Objectives: Provide Staff Training and Training Opportunities

- Educate management team on changes in Housing Authority's polices and procedures on an ongoing basis. **This is an on-going activity.**
- Measurement of Objectives: The completion of this objective shall be measurable by the completion of training activities.

PHA Goal: Pueblo Police Service Call Report for Housing Authority Properties
Progress Statement for FY 2001: Cooperation between the Housing Authority and the Police Department led to the arrest and eviction of 3 tenants dealing in use of illegal drugs. Tenants involved in misdemeanor activity were warned of the possibility of eviction if the criminal activity continued. Most tenants are very cooperative and have not had additional involvement with any type of criminal activity.

Objective:

- Work with the Pueblo Police Department to develop an accurate Pueblo Police Service Call Report for all Housing Authority properties. **This information is exchanged on a monthly basis.**
- Work with the Pueblo Police Department to up-date and correct computer Input data so we can receive an accurate Pueblo Police Service Call Report. **This information is exchanged on a monthly basis or daily if needed.**
- Measurement of Objectives: The completion of this objective shall be measurable by an accurate Pueblo Police Service Call Report for the Housing Authority by project.
- Utilize report information to aid in tracking and identifying trouble areas and to identify residents who are in non-compliance with their dwelling lease. **Trouble areas and/or residents will be identified and appropriate corrective action will be documented.**

PHA Goal: Resident Education Programs to Promote Resident Self-sufficiency
Progress Statement for FY 2001: All of the goals listed below were met this past fiscal period. The two recipients of the Education Incentive program were male with Hispanic surnames and both were sophomores. There are collaborative efforts between staff and the teachers of various schools to make this program a success. A committee, consisting of members of the community, is responsible for selecting the winners. Through the PHDEP, which is contracted out of the Boys and Girls Club, at least two adults are educated about anti-drug and anti-violence activities.

The FSS program met its goals and will continue to pursue these same goals for our upcoming fiscal period.

Objectives:

- Promote education programs and activities which will provide our younger residents with a reward system to encourage educational achievement and exceptional school attendance. **Will provide incentives in the way of U.S. Savings Bonds in increments of \$250 and \$500 (depending on funds available) to students with a B or better average coupled with good attendance. Anticipate to reward at least 2 students this fiscal period.**
- Promote educational programs and encourage resident participation in anti drug and anti violence activities. **Recruit at least 2 adults per year to increase knowledge.**

- ☒ Assist and counsel residents in educational/employment programs to promote self-sufficiency. **Currently have 82 residents in the FSS program. We will continue to recruit 5 residents per year to participate. Anticipate having 10 residents complete the program this fiscal period.**
- ☒ Measurement of Objectives: The completion of this objective shall be measurable by documentation of resident notices, flyers and resident activity reports and success rate of the above programs by concentrating on number of certificates awarded.

Annual PHA Plan
PHA Fiscal Year 2001
[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

Standard Plan

Streamlined Plan:

- High Performing PHA**
 Small Agency (<250 Public Housing Units)
 Administering Section 8 Only

Troubled Agency Plan

ii. Executive Summary of the Annual PHA Plan

[24 CFR Part 903.7 9 (r)]

Provide a brief overview of the information in the Annual Plan, including highlights of major initiatives and discretionary policies the PHA has included in the Annual Plan.

The Housing Authority of the City of Pueblo has prepared this Annual PHA Plan in compliance with Section 511 of the Quality Housing and Work Responsibility Act of 1998 and the ensuing HUD requirements.

The purpose of the Annual Plan is to provide a framework for local accountability and an easily identifiable source by which public housing residents, participants in the tenant-based assistance program and other members of the public may locate basic PHA policies, rules and requirements related to the operations, programs and services of the agency.

The Mission Statement and the Goals and Objectives were based on information contained in our jurisdiction's Consolidated Plan and will assure that our residents will receive the best customer service.

Excellent customer service and fulfillment of the Mission Statement and Goals and Objectives is ensured by implementation of a series of policies that are on display with this Plan. The Admissions and Occupancy Policy and Section 8 Administrative Plan are the two primary policies on display. These important documents cover the public housing tenant selection and assignment plan, outreach services, PHA's responsibility to Section 8 owners/landlords, grievance procedures, etc.

The most important challenges to be met by the Housing Authority of the City of Pueblo during FY 2002 include:

- *Preserve and improve the public housing stock through the Capital Funds activities.*

- *Involve the public housing residents and the Section 8 participants through the Annual Plan Resident Advisory Board.*
- *Train staff and commissioners to fully understand and take advantage of opportunities in the new law and regulations to better serve our residents and the community; and*
- *Identify, develop and leverage services to enable low-income families to become self-sufficient.*

In closing, this Annual PHA Plan exemplifies the commitment of the Housing Authority of the City of Pueblo to meet the housing needs of the full range of low-income residents. The Housing Authority of the City of Pueblo, in partnership with agencies from all levels of government, the business community, non-profit community groups, and residents will use this plan as a road map to reach the “higher quality of life” destination for the City of Pueblo.

iii. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

Provide a table of contents for the Annual Plan, including attachments, and a list of supporting documents available for public inspection.

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Attachments

Indicate which attachments are provided by selecting all that apply. Provide the attachment’s name (A, B, etc.) in the space to the left of the name of the attachment. Note: If the attachment is provided as a **SEPARATE** file submission from the PHA Plans file, provide the file name in parentheses in the space to the right of the title.

Required Attachments:

- Admissions Policy for Deconcentration (*CO002a01*)
- FY 2001 Capital Fund Program Annual Statement (*CO002b01*)
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- PHA Management Organizational Chart
- FY 2001 Capital Fund Program 5 Year Action Plan (*CO002c01*)
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text) (*CO002p01*)
- Other (List below, providing each attachment name)
 - Substantial Deviation Statement (CO002d01)*
 - Resident Member on the PHA Governing Board (CO002e0)*
 - Membership of the Resident Advisory Board or Board(s) (CO002f01)*
 - Homeownership Capacity Statement (CO002g01)*
 - Community Service Policy (CO002h01)*
 - Pet Ownership Policy (CO002i01)*
 - Deconcentration and Income-Mixing form (CO002j01)*
 - Summary of Policy or Program Changes for the Upcoming Year (CO002k01)*
 - Follow-up Plan (CO002l01)*
 - Conversion form (CO002m01)*
 - 2000 P & E report (CO002n01)*
 - 2001 P & E report (CO002o01)*
 - 2000 P & E Replacement Housing (CO002q01)*
 - 2001 P & E Replacement Housing (CO002r01)*

Supporting Documents Available for Review

Indicate which documents are available for public review by placing a mark in the “Applicable & On Display” column in the appropriate rows. All listed documents must be on display if applicable to the program activities conducted by the PHA.

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
<i>X</i>	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
<i>X</i>	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans
X	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources;
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
<i>X</i>	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
<i>X</i>	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
<i>N/A</i>	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
<i>X</i>	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	Annual Plan: Capital Needs
<i>N/A</i>	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing	Annual Plan: Capital Needs
<i>X</i>	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
<i>N/A</i>	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
<i>N/A</i>	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
<i>N/A</i>	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
<i>X</i>	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
<i>X</i>	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
<i>X</i>	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
<i>N/A</i>	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
<i>X</i>	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
<i>X</i>	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
<i>N/A</i>	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
<i>N/A</i>	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
<i>X</i>	Required Conversion Initial Assessment	

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

A. Housing Needs of Families in the Jurisdiction/s Served by the PHA

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the "Overall" Needs column, provide the estimated number of renter families that have housing needs. For the remaining characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being "no impact" and 5 being "severe impact." Use N/A to indicate that no information is available upon which the PHA can make this assessment.

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	4262	4	4	3	4	4	3
Income >30% but <=50% of AMI	2462	4	4	3	4	4	3
Income >50% but <80% of AMI	2716	4	4	3	4	4	3
Elderly	2441	4	3	3	5	4	4
Families with Disabilities	958	4	5	4	5	4	4
Caucasian	7001	4	4	3	4	4	3
African-American	367	4	4	3	4	4	3
Asian	134	4	4	3	4	4	3
Hispanic	5836	4	4	3	4	4	3

What sources of information did the PHA use to conduct this analysis? (Check all that apply; all materials must be made available for public inspection.)

- Consolidated Plan of the Jurisdiction/s
Indicate year:
- U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information) **Data supplied by the City of Pueblo -2001**

B. Housing Needs of Families on the Public Housing and Section 8 Tenant- Based Assistance Waiting Lists

State the housing needs of the families on the PHA's waiting list/s. **Complete one table for each type of PHA-wide waiting list administered by the PHA.** PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	760		282
Extremely low income <=30% AMI	530	70	
Very low income (>30% but <=50% AMI)	168	22	
Low income (>50% but <80% AMI)	62	8	
Families with children	411	54	
Elderly families	71	10	
Families with Disabilities	184	29	
Caucasian	294	36	
African-American	39	5	
American Indian	1	.0021	
Oriental	2	.0042	
Hispanic	424	59	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	325	43	67
2 BR	291	38	86
3 BR	128	17	94
4 BR	16	2	30

Housing Needs of Families on the Waiting List			
5 BR	0	0%	5
5+ BR	0	0%	0
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/sub-jurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	1287		127
Extremely low income <=30% AMI	895	70	
Very low income (>30% but <=50% AMI)	336	26	
Low income (>50% but <80% AMI)	56	4	
Families with children	785	61	
Elderly families	142	11	
Families with Disabilities	258	20	
Caucasian	449	35	
African-American	54	1	
American Indian	1	.001	
Oriental	2	.002	
Hispanic	781	60	
Characteristics by Bedroom Size			

Housing Needs of Families on the Waiting List			
(Public Housing Only)			
1BR	N/A	N/A	N/A
2 BR	N/A	N/A	N/A
3 BR	N/A	N/A	N/A
4 BR	N/A	N/A	N/A
5 BR	N/A	N/A	N/A
5+ BR	N/A	N/A	N/A
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

C. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list **IN THE UPCOMING YEAR**, and the Agency's reasons for choosing this strategy.

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

Strategy 1: Maximize the number of affordable units available to the PHA within its current resources by:

Select all that apply

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units
- Seek replacement of public housing units lost to the inventory through mixed finance development
- Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration

- Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- Other (list below)

Strategy 2: Increase the number of affordable housing units by:

Select all that apply

- Apply for additional section 8 units should they become available
- Leverage affordable housing resources in the community through the creation of mixed - finance housing
- Pursue housing resources other than public housing or Section 8 tenant-based assistance.
- Other: (list below)

Need: Specific Family Types: Families at or below 30% of median

Strategy 1: Target available assistance to families at or below 30 % of AMI

Select all that apply

- Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing
- Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance
- Employ admissions preferences aimed at families with economic hardships
- Adopt rent policies to support and encourage work
- Other: (list below)

Need: Specific Family Types: Families at or below 50% of median

Strategy 1: Target available assistance to families at or below 50% of AMI

Select all that apply

- Employ admissions preferences aimed at families who are working
- Adopt rent policies to support and encourage work
- Other: (list below)
 - **Higher income families receive incentives to accept units at developments with average income below the Established Income Range.**

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of public housing for the elderly
- Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- Apply for special-purpose vouchers targeted to families with disabilities, should they become available
- Affirmatively market to local non-profit agencies that assist families with disabilities
- Other: (list below)

Need: Specific Family Types: Races or ethnicities with disproportionate housing needs

Strategy 1: Increase awareness of PHA resources among families of races and ethnicities with disproportionate needs:

Select if applicable

- Affirmatively market to races/ethnicities shown to have disproportionate housing needs
- Other: (list below)

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- Market the section 8 program to owners outside of areas of poverty /minority concentrations
- Other: (list below)

Other Housing Needs & Strategies: (list needs and strategies below)

(2) Reasons for Selecting Strategies

Of the factors listed below, select all that influenced the PHA's selection of the strategies it will pursue:

- Funding constraints
 - Staffing constraints
 - Limited availability of sites for assisted housing
 - Extent to which particular housing needs are met by other organizations in the community
 - Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
 - Influence of the housing market on PHA programs
 - Community priorities regarding housing assistance
 - Results of consultation with local or state government
 - Results of consultation with residents and the Resident Advisory Board
 - Results of consultation with advocacy groups
 - Other: (list below)
- **Results of analysis for Deconcentration and Income-Mixing.**

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant -based assistance, Section 8 supportive services or other.

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2002 grants)		
a) Public Housing Operating Fund	1,032,629.00	
b) Public Housing Capital Fund	1,607,987.00	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance	6,898,329.00	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)		
g) Resident Opportunity and Self-Sufficiency Grants (ROSS)	11,075.00	
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
<i>Section 8 New Construction (Mineral Palace Tower)</i>	499,600.00	<i>Other</i>
<i>Rural Development (Farm Worker Housing)</i>	60,100.00	<i>Other</i>
<i>Section 8 Moderate Rehabilitation</i>	24,015.00	<i>Other</i>
<i>Replacement Hosing (Amend 65 and 66)</i>	23,678.00	<i>Other</i>
2. Prior Year Federal Grants (unobligated funds only) (list below)		
<i>2001 CFP @ April 1, 2001</i>	600,000.00	<i>Public Housing Capital Improvements</i>
Sub-total	10,757,413.00	
3. Public Housing Dwelling Rental Income	1,814,328.00	<i>Public Housing operations</i>
4. Other income (list below)	316,238.00	<i>Public housing operations</i>
<i>Non-dwelling rental</i> 99,373.00		<i>Public Housing operations</i>
<i>Interest on General Funds Investments:</i> 215,732.00		<i>Public Housing operations</i>
<i>Other income: Legal fees, maintenance</i> 1,113.00		<i>Public housing operations</i>
<i>Charges to tenants, late fees, NSF check</i>		
<i>Charges, etc.</i>		
4. Non-federal sources (list below)		
<i>Section 8 New Construction (Mineral Palace Tower)</i>	301,800.00	<i>Operations</i>
<i>Rural Development (Farm Worker Housing)</i>	37,100.00	<i>Operations</i>
Sub-total	2,469,466.00	
Total resources	13,226,879.00	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.7 9 (c)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 3A.

(1) Eligibility

a. When does the PHA verify eligibility for admission to public housing? (select all that apply)

- When families are within a certain number of being offered a unit: (state number)
- When families are within a certain time of being offered a unit: (state time)
- Other: (describe) **At the time application submitted.**

b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?

- Criminal or Drug-related activity
- Rental history
- Housekeeping
- Other (describe) **landlord reference, citizenship/legal status check**

c. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes? **Changed**

d. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

e. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

Note: The PHA no longer requires local police report. The Colorado Bureau of investigation reports are more comprehensive and suite our needs better.

(2)Waiting List Organization

a. Which methods does the PHA plan to use to organize its public housing waiting list (select all that apply)

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)

b. Where may interested persons apply for admission to public housing?

- PHA main administrative office
- PHA development site management office
- Other (list below)

c. If the PHA plans to operate one or more site-based waiting lists in the coming year, answer each of the following questions; if not, skip to subsection **(3) Assignment**

PHA does not wish to operate a site-based waiting list.

1. How many site-based waiting lists will the PHA operate in the coming year?

2. Yes No: Are any or all of the PHA's site-based waiting lists new for the upcoming year (that is, they are not part of a previously-HUD-approved site based waiting list plan)? **N/A**
If yes, how many lists?

3. Yes No: May families be on more than one list simultaneously **N/A**
If yes, how many lists?

4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)? **N/A**

- PHA main administrative office
- All PHA development management offices
- Management offices at developments with site-based waiting lists
- At the development to which they would like to apply
- Other (list below)

(3) Assignment

a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)

- One
- Two
- Three or More

b. Yes No: Is this policy consistent across all waiting list types?

c. If answer to b is no, list variations for any other than the primary public housing waiting list/s for the PHA:

(4) Admissions Preferences

a. Income targeting:

- Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?

b. Transfer policies:

In what circumstances will transfers take precedence over new admissions? (list below)

- Emergencies
- Overhoused
- Underhoused
- Medical justification
- Administrative reasons determined by the PHA (e.g., to permit modernization work)
- Resident choice: (state circumstances below)
- Other: (list below)

c. Preferences

1. Yes No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If “no” is selected, skip to subsection **(5) Occupancy**)

2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- Working families and those unable to work because of age or disability
- Veterans and veterans’ families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes

Other preference(s) (list below)

3. If the PHA will employ admissions preferences, please prioritize by placing a “1” in the space that represents your first priority, a “2” in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

2 Date and Time

Former Federal preferences:

Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
Victims of domestic violence
Substandard housing
Homelessness
High rent burden

Other preferences (select all that apply)

- 1 Working families and those unable to work because of age or disability
 Veterans and veterans’ families
 Residents who live and/or work in the jurisdiction
 Those enrolled currently in educational, training, or upward mobility programs
 Households that contribute to meeting income goals (broad range of incomes)
 Households that contribute to meeting income requirements (targeting)
 Those previously enrolled in educational, training, or upward mobility programs
 Victims of reprisals or hate crimes
 Other preference(s) (list below)

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers
 Not applicable: the pool of applicant families ensures that the PHA will meet income-targeting requirements

(5) Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of public housing (select all that apply)

- The PHA-resident lease
 The PHA’s Admissions and (Continued) Occupancy policy
 PHA briefing seminars or written materials
 Other source (list)

b. How often must residents notify the PHA of changes in family composition?
(select all that apply)

- At an annual reexamination and lease renewal
- Any time family composition changes
- At family request for revision
- Other (list) **Within 10 days of change**

(6) Deconcentration and Income Mixing (see attachment CO002j01)

B. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete sub-component 3B. **Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).**

(1) Eligibility

- a. What is the extent of screening conducted by the PHA? (select all that apply)
- Criminal or drug-related activity only to the extent required by law or regulation
 - Criminal and drug-related activity, more extensively than required by law or regulation
 - More general screening than criminal and drug-related activity (list factors below)
 - Other (list below) **Sex offenders**
- b. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes? **Changed**
- c. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- d. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)
- e. Indicate what kinds of information you share with prospective landlords? (select all that apply)
- Criminal or drug-related activity
 - Other (describe below) **Name & address of current/prior landlord, Resident current name & address, Other information as required by HUD and/ or law**

(2) Waiting List Organization

a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)

- None
- Federal public housing
- Federal moderate rehabilitation
- Federal project-based certificate program **(to be changed to voucher due to merger)**
- Other federal or local program (list below)

b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)

- PHA main administrative office
- Other (list below)

(3) Search Time

a. Yes No: Does the PHA give extensions on standard 60-day period to search for a unit?

If yes, state circumstances below:

- 1. Demonstration of extenuating circumstances**
- 2. Had not refused a suitable unit.**
- 3. Extension will result in approvable lease.**

(4) Admissions Preferences

a. Income targeting

Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program to families at or below 30% of median area income?

b. Preferences

1. Yes No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent **(5) Special purpose section 8 assistance programs**) **Changed**
2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences – N/A

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

3. If the PHA will employ admissions preferences, please prioritize by placing a "1" in the space that represents your first priority, a "2" in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

1 Date and Time

Former Federal preferences **n/a**

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)

- Those previously enrolled in educational, training, or upward mobility programs
 - Victims of reprisals or hate crimes
 - Other preference(s) (list below)
4. Among applicants on the waiting list with equal preference status, how are applicants selected? (select one)
- Date and time of application
 - Drawing (lottery) or other random choice technique
5. If the PHA plans to employ preferences for “residents who live and/or work in the jurisdiction” (select one) **N/A**
- This preference has previously been reviewed and approved by HUD
 - The PHA requests approval for this preference through this PHA Plan
6. Relationship of preferences to income targeting requirements: (select one)
- The PHA applies preferences within income tiers
 - Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(5) Special Purpose Section 8 Assistance Programs

- a. In which documents or other reference materials are the policies governing eligibility, selection, and admissions to any special-purpose section 8 program administered by the PHA contained? (select all that apply)
- The Section 8 Administrative Plan
 - Briefing sessions and written materials
 - Other (list below)
- b. How does the PHA announce the availability of any special-purpose section 8 programs to the public?
- Through published notices
 - Other (list below)

4. PHA Rent Determination Policies

[24 CFR Part 903.7 9 (d)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete sub-component 4A.

(1) Income Based Rent Policies

Describe the PHA's income based rent setting policy/ies for public housing using, including discretionary (that is, not required by statute or regulation) income disregards and exclusions, in the appropriate spaces below.

a. Use of discretionary policies: (select one)

- The PHA will not employ any discretionary rent-setting policies for income based rent in public housing. Income-based rents are set at the higher of 30% of adjusted monthly income, 10% of unadjusted monthly income, the welfare rent, or minimum rent (less HUD mandatory deductions and exclusions). (If selected, skip to sub-component (2))

---or---

- The PHA employs discretionary policies for determining income based rent (If selected, continue to question b.)

b. Minimum Rent

1. What amount best reflects the PHA's minimum rent? (select one)

- \$0
 \$1-\$25
 \$26-\$50

2. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies?

3. If yes to question 2, list these policies below: **N/A**

c. Rents set at less than 30% than adjusted income

1. Yes No: Does the PHA plan to charge rents at a fixed amount or percentage less than 30% of adjusted income?

2. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below: **N/A**

d. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ (select all that apply) **N/A**

For the earned income of a previously unemployed household member

For increases in earned income

Fixed amount (other than general rent-setting policy)

If yes, state amount/s and circumstances below:

Fixed percentage (other than general rent-setting policy)

If yes, state percentage/s and circumstances below:

For household heads

For other family members

For transportation expenses

For the non-reimbursed medical expenses of non-disabled or non-elderly families

Other (describe below)

e. Ceiling rents

1. Do you have ceiling rents? (rents set at a level lower than 30% of adjusted income) (select one)

Yes for all developments

Yes but only for some developments

No

2. For which kinds of developments are ceiling rents in place? (select all that apply) – **N/A**

For all developments

For all general occupancy developments (not elderly or disabled or elderly only)

For specified general occupancy developments

For certain parts of developments; e.g., the high-rise portion

For certain size units; e.g., larger bedroom sizes

Other (list below)

3. Select the space or spaces that best describe how you arrive at ceiling rents (select all that apply) – **N/A**

Market comparability study

Fair market rents (FMR)

95th percentile rents

75 percent of operating costs

100 percent of operating costs for general occupancy (family) developments

- Operating costs plus debt service
- The "rental value" of the unit
- Other (list below)

f. Rent re-determinations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent? (select all that apply)

- Never
- At family option
- Any time the family experiences an income increase
- Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)_____
- Other (list below)

Tenants must report all changes in income and family composition as soon as they occur. After review, the PHA will determine if there will be an adjustment to the rent.

g. Yes No: Does the PHA plan to implement individual savings accounts for residents (ISAs) as an alternative to the required 12 month disallowance of earned income and phasing in of rent increases in the next year?

(2) Flat Rents

1. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (select all that apply.)

- The section 8 rent reasonableness study of comparable housing *changed*
- Survey of rents listed in local newspaper
- Survey of similar unassisted units in the neighborhood
- Other (list/describe below)

B. Section 8 Tenant-Based Assistance

Exemptions: PHAs that do not administer Section 8 tenant-based assistance are not required to complete sub-component 4B. **Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).**

(1) Payment Standards

Describe the voucher payment standards and policies.

a. What is the PHA's payment standard? (select the category that best describes your standard)

- At or above 90% but below 100% of FMR
- 100% of FMR

- Above 100% but at or below 110% of FMR
 - Above 110% of FMR (if HUD approved; describe circumstances below)
- b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply) – N/A
- FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
 - The PHA has chosen to serve additional families by lowering the payment standard
 - Reflects market or submarket
 - Other (list below)
- c. If the payment standard is higher than FMR, why has the PHA chosen this level? (select all that apply) – N/A
- FMRs are not adequate to ensure success among assisted families in the PHA's segment of the FMR area
 - Reflects market or submarket
 - To increase housing options for families
 - Other (list below)
- d. How often are payment standards reevaluated for adequacy? (select one)
- Annually
 - Other (list below)
- e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)
- Success rates of assisted families
 - Rent burdens of assisted families
 - Other (list below)

(2) Minimum Rent

- a. What amount best reflects the PHA's minimum rent? (select one)
- \$0
 - \$1-\$25
 - \$26-\$50
- b. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies? (if yes, list below)

5. Operations and Management – PHA is High Performer – N/A

[24 CFR Part 903.7 9 (e)]

Exemptions from Component 5: High performing and small PHAs are not required to complete this section. Section 8 only PHAs must complete parts A, B, and C(2)

A. PHA Management Structure

Describe the PHA’s management structure and organization.

(select one) – N/A

- An organization chart showing the PHA’s management structure and organization is attached.
- A brief description of the management structure and organization of the PHA follows:

B. HUD Programs Under PHA Management

List Federal programs administered by the PHA, number of families served at the beginning of the upcoming fiscal year, and expected turnover in each. (Use “NA” to indicate that the PHA does not operate any of the programs listed below.) - N/A

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing		
Section 8 Vouchers		
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)		
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs(list individually)		

C. Management and Maintenance Policies – N/A

List the PHA's public housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of public housing, including a description of any measures necessary for the prevention or eradication of pest infestation (which includes cockroach infestation) and the policies governing Section 8 management.

- (1) Public Housing Maintenance and Management: (list below)

- (2) Section 8 Management: (list below)

6. PHA Grievance Procedures - PHA is High Performer - N/A

[24 CFR Part 903.7 9 (f)]

Exemptions from component 6: High performing PHAs are not required to complete component 6. Section 8-Only PHAs are exempt from sub-component 6A.

A. Public Housing – N/A

1. Yes No: Has the PHA established any written grievance procedures in addition to federal requirements found at 24 CFR Part 966, Subpart B, for residents of public housing?

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply) **N/A**

- PHA main administrative office
 PHA development management offices
 Other (list below)

B. Section 8 Tenant-Based Assistance– N/A

1. Yes No: Has the PHA established informal review procedures for applicants to the Section 8 tenant-based assistance program and informal hearing procedures for families assisted by the Section 8 tenant-based assistance program in addition to federal requirements found at 24 CFR 982?

If yes, list additions to federal requirements below:

2. Which PHA office should applicants or assisted families contact to initiate the informal review and informal hearing processes? (select all that apply) - **N/A**

- PHA main administrative office
 Other (list below)

7. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

Exemptions from Component 7: Section 8 only PHAs are not required to complete this component and may skip to Component 8.

A. Capital Fund Activities

Exemptions from sub-component 7A: PHAs that will not participate in the Capital Fund Program may skip to component 7B. All other PHAs must complete 7A as instructed.

(1) Capital Fund Program Annual Statement

Using parts I, II, and III of the Annual Statement for the Capital Fund Program (CFP), identify capital activities the PHA is proposing for the upcoming year to ensure long-term physical and social viability of its public housing developments. This statement can be completed by using the CFP Annual Statement tables provided in the table library at the end of the PHA Plan template **OR**, at the PHA's option, by completing and attaching a properly updated HUD-52837.

Select one:

The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name) *CO002b01*

-or-

The Capital Fund Program Annual Statement is provided below: (if selected, copy the CFP Annual Statement from the Table Library and insert here)

(2) Optional 5-Year Action Plan

Agencies are encouraged to include a 5-Year Action Plan covering capital work items. This statement can be completed by using the 5 Year Action Plan table provided in the table library at the end of the PHA Plan template **OR** by completing and attaching a properly updated HUD-52834.

a. Yes No: Is the PHA providing an optional 5-Year Action Plan for the Capital Fund? (if no, skip to sub-component 7B)

b. If yes to question a, select one:

The Capital Fund Program 5-Year Action Plan is provided as an attachment to the PHA Plan at Attachment (state name *CO002c01*

-or-

The Capital Fund Program 5-Year Action Plan is provided below: (if selected, copy the CFP optional 5-Year Action Plan from the Table Library and insert here)

2000 Performance and Evaluation Report – CO002n01

2001 Performance and Evaluation Report – CO002o01

2000 Replacement Housing – CO002q01

2001 Replacement Housing – CO002r01

B. HOPE VI and Public Housing Development and Replacement Activities (Non-Capital Fund)

Applicability of sub-component 7B: All PHAs administering public housing. Identify any approved HOPE VI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

CHANGES: The PHA is still waiting for the engineer's report. Goal is to submit HOPE VI by June of 2002 if engineer determines a justification for demolition.

- Yes No: a) Has the PHA received a HOPE VI revitalization grant? (if no, skip to question c; if yes, provide responses to question b for each grant, copying and completing as many times as necessary)
b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)

1. Development name: *n/a*
2. Development (project) number:
3. Status of grant: (select the statement that best describes the current status)

- Revitalization Plan under development
 Revitalization Plan submitted, pending approval
 Revitalization Plan approved
 Activities pursuant to an approved Revitalization Plan underway

- Yes No: c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year? ***Changed to June, 2002 waiting for engineer's report.***

If yes, list development name/s below:
CO 2-5

- Yes No: d) Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year? ***PHA will use Capital Fund and private loan.***

If yes, list developments or activities below:
CO 2-5

- Yes No: e) Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement?

If yes, list developments or activities below:

8. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

Applicability of component 8: Section 8 only PHAs are not required to complete this section.

CHANGES: The PHA anticipated submitting a demolition/HOPE VI application to HUD around June, 2002 to demo approximately 15 units at CO 2-5 and then to replace them with similar size units. We are considering a pre-manufactured product. PHA is waiting for engineers report.

1. Yes No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If “No”, skip to component 9; if “yes”, complete one activity description for each development.)

2. Activity Description

- Yes No: Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 9. If “No”, complete the Activity Description table below.)

Demolition/Disposition Activity Description
1a. Development name: <i>Scattered Sites</i>
1b. Development (project) number: <i>CO 02-05</i>
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u><i>(01/06/02)</i></u>
5. Number of units affected: <i>approximately 15, will determine after needs assessment</i>
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: <i>Upon HUD approval</i> b. Projected end date of activity: <i>12 months</i>

9. Designation of Public Housing for Occupancy by Elderly Families or Families with Disabilities or Elderly Families and Families with Disabilities

[24 CFR Part 903.7 9 (i)]

Exemptions from Component 9; Section 8 only PHAs are not required to complete this section.

1. Yes No: Has the PHA designated or applied for approval to designate or does the PHA plan to apply to designate any public housing for occupancy only by the elderly families or only by families with disabilities, or by elderly families and families with disabilities or will apply for designation for occupancy by only elderly families or only families with disabilities, or by elderly families and families with disabilities as provided by section 7 of the U.S. Housing Act of 1937 (42 U.S.C. 1437e) in the upcoming fiscal year? (If “No”, skip to component 10. If “yes”, complete one activity description for each development, unless the PHA is eligible to complete a streamlined submission; PHAs completing streamlined submissions may skip to component 10.)

2. Activity Description – N/A

Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? If “yes”, skip to component 10. If “No”, complete the Activity Description table below.

Designation of Public Housing Activity Description
1a. Development name: 1b. Development (project) number:
2. Designation type: Occupancy by only the elderly <input type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities <input type="checkbox"/>
3. Application status (select one) Approved; included in the PHA’s Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: (DD/MM/YY)
5. If approved, will this designation constitute a (select one) <input type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 7. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.79(j)]

Exemptions from Component 10; Section 8 only PHAs are not required to complete this section.

A. Assessments of Reasonable Revitalization Pursuant to section 202 of the HUD FY 1996 HUD Appropriations Act

1. Yes No: Have any of the PHA's developments or portions of developments been identified by HUD or the PHA as covered under section 202 of the HUD FY 1996 HUD Appropriations Act? (If "No", skip to component 11; if "yes", complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

2. Activity Description – N/A

Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? If "yes", skip to component 11. If "No", complete the Activity Description table below.

Conversion of Public Housing Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. What is the status of the required assessment?	<input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)	
4. Status of Conversion Plan (select the statement that best describes the current status)	<input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway
5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one)	<input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved):

- Units addressed in a pending or approved HOPE VI demolition application
(date submitted or approved:)
- Units addressed in a pending or approved HOPE VI Revitalization Plan
(date submitted or approved:)
- Requirements no longer applicable: vacancy rates are less than 10 percent
- Requirements no longer applicable: site now has less than 300 units
- Other: (describe below)

B. Reserved for Conversions pursuant to Section 22 of the U.S. Housing Act of 1937

C. Reserved for Conversions pursuant to Section 33 of the U.S. Housing Act of 1937

Initial Conversion requirement – attachment CO002m01

11. Homeownership Programs Administered by the PHA

[24 CFR Part 903.7 9 (k)]

A. Public Housing

Exemptions from Component 11A: Section 8 only PHAs are not required to complete 11A.

1. Yes No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z-4). (If “No”, skip to component 11B; if “yes”, complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description N/A

Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 12. If “No”, complete the Activity Description table below.)

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name: 1b. Development (project) number:
2. Federal Program authority: <input type="checkbox"/> HOPE I <input type="checkbox"/> 5(h) <input type="checkbox"/> Turnkey III <input type="checkbox"/> Section 32 of the USHA of 1937 (effective 10/1/99)
3. Application status: (select one) <input type="checkbox"/> Approved; included in the PHA’s Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: (DD/MM/YYYY)
5. Number of units affected: 6. Coverage of action: (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

B. Section 8 Tenant Based Assistance

1. Yes No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If “No”, skip to component 12; if “yes”, describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined submission due to high performer status. **High performing PHAs** may skip to component 12.)

2. Program Description:

a. Size of Program

- Yes No: Will the PHA limit the number of families participating in the section 8 homeownership option?

If the answer to the question above was yes, which statement best describes the number of participants? (select one)

- 25 or fewer participants
 26 - 50 participants
 51 to 100 participants
 more than 100 participants

b. PHA-established eligibility criteria

- Yes No: Will the PHA’s program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria?

If yes, list criteria below:

12. PHA Community Service and Self-sufficiency Programs – PHA is
high performer – N/A

[24 CFR Part 903.7 9 (l)]

Exemptions from Component 12: High performing and small PHAs are not required to complete this component. Section 8-Only PHAs are not required to complete sub-component C. – N/A

A. PHA Coordination with the Welfare (TANF) Agency – N/A

1. Cooperative agreements:

- Yes No: Has the PHA has entered into a cooperative agreement with the TANF Agency, to share information and/or target supportive services (as contemplated by section 12(d)(7) of the Housing Act of 1937)? **N/A**

If yes, what was the date that agreement was signed? DD/MM/YY

2. Other coordination efforts between the PHA and TANF agency (select all that apply) **N/A**

- Client referrals
 Information sharing regarding mutual clients (for rent determinations and otherwise)
 Coordinate the provision of specific social and self-sufficiency services and programs to eligible families
 Jointly administer programs
 Partner to administer a HUD Welfare-to-Work voucher program
 Joint administration of other demonstration program
 Other (describe)

B. Services and programs offered to residents and participants

(1) General – N/A

a. Self-Sufficiency Policies

Which, if any of the following discretionary policies will the PHA employ to enhance the economic and social self-sufficiency of assisted families in the following areas? (select all that apply) **N/A**

- Public housing rent determination policies
 Public housing admissions policies
 Section 8 admissions policies
 Preference in admission to section 8 for certain public housing families
 Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
 Preference/eligibility for public housing homeownership option participation

C. Welfare Benefit Reductions – N/A

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply) N/A

- Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
- Informing residents of new policy on admission and reexamination
- Actively notifying residents of new policy at times in addition to admission and reexamination.
- Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
- Establishing a protocol for exchange of information with all appropriate TANF agencies
- Other: (list below)

D. Reserved for Community Service Requirement pursuant to section 12(c) of the U.S. Housing Act of 1937

Community Service Policy-CO002h01

13. PHA Safety and Crime Prevention Measures – PHA is High

Performer – N/A

[24 CFR Part 903.7 9 (m)]

Exemptions from Component 13: High performing and small PHAs not participating in PHDEP and Section 8 Only PHAs may skip to component 15. High Performing and small PHAs that are participating in PHDEP and are submitting a PHDEP Plan with this PHA Plan may skip to sub-component D.

A. Need for measures to ensure the safety of public housing residents – N/A

1. Describe the need for measures to ensure the safety of public housing residents (select all that apply) **N/A**

- High incidence of violent and/or drug-related crime in some or all of the PHA's developments
- High incidence of violent and/or drug-related crime in the areas surrounding or adjacent to the PHA's developments
- Residents fearful for their safety and/or the safety of their children
- Observed lower-level crime, vandalism and/or graffiti
- People on waiting list unwilling to move into one or more developments due to perceived and/or actual levels of violent and/or drug-related crime
- Other (describe below)

2. What information or data did the PHA used to determine the need for PHA actions to improve safety of residents (select all that apply). **N/A**

- Safety and security survey of residents
- Analysis of crime statistics over time for crimes committed “in and around” public housing authority
- Analysis of cost trends over time for repair of vandalism and removal of graffiti
- Resident reports
- PHA employee reports
- Police reports
- Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
- Other (describe below)

3. Which developments are most affected? (list below) **N/A**

B. Crime and Drug Prevention activities the PHA has undertaken or plans to undertake in the next PHA fiscal year – N/A

1. List the crime prevention activities the PHA has undertaken or plans to undertake: (select all that apply) **N/A**

- Contracting with outside and/or resident organizations for the provision of crime- and/or drug-prevention activities
- Crime Prevention Through Environmental Design

- Activities targeted to at-risk youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)

2. Which developments are most affected? (list below)

C. Coordination between PHA and the police

1. Describe the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities: (select all that apply)

- Police involvement in development, implementation, and/or ongoing evaluation of drug-elimination plan
- Police provide crime data to housing authority staff for analysis and action
- Police have established a physical presence on housing authority property (e.g., community policing office, officer in residence)
- Police regularly testify in and otherwise support eviction cases
- Police regularly meet with the PHA management and residents
- Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- Other activities (list below)

2. Which developments are most affected? (list below)

Sangre de Cristo Apartments CO 2-1

D. Additional information as required by PHDEP/PHDEP Plan

PHAs eligible for FY 2001 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
- Yes No: Has the PHA included the PHDEP Plan for FY 2002 in this PHA Plan?
- Yes No: This PHDEP Plan is an Attachment. (Attachment Filename: *included in Capital Funds information*)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

Pet Ownership Policy- CO002i01

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

Civil rights certifications are included in the PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations.

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

1. Yes No: Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))? (If no, skip to component 17.)
2. Yes No: Was the most recent fiscal audit submitted to HUD?
3. Yes No: Were there any findings as the result of that audit?
4. Yes No: If there were any findings, do any remain unresolved? If yes, how many unresolved findings remain? _____
5. Yes No: Have responses to any unresolved findings been submitted to HUD? *N/A*
If not, when are they due (state below)?

17. PHA Asset Management – PHA is High Performer – N/A

[24 CFR Part 903.7 9 (q)]

Exemptions from component 17: Section 8 Only PHAs are not required to complete this component. High performing and small PHAs are not required to complete this component.

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock, including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan? *N/A*
2. What types of asset management activities will the PHA undertake? (select all that apply) *N/A*
 - Not applicable
 - Private management
 - Development-based accounting
 - Comprehensive stock assessment
 - Other: (list below)
3. Yes No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table? *N/A*

18. Other Information

[24 CFR Part 903.7 9 (r)]

A. Resident Advisory Board Recommendations

1. Yes No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)-
 Attached at Attachment (File name) **CO002p01**
 Provided below:

3. In what manner did the PHA address those comments? (select all that apply)
 Considered comments, but determined that no changes to the PHA Plan were necessary.
 The PHA changed portions of the PHA Plan in response to comments
List changes below:
 Other: (list below)

B. Description of Election process for Residents on the PHA Board

1. Yes No: Does the PHA meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If no, continue to question 2; if yes, skip to sub-component C.)

2. Yes No: Was the resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

3. Description of Resident Election Process – **N/A**

- a. Nomination of candidates for place on the ballot: (select all that apply) **N/A**
 Candidates were nominated by resident and assisted family organizations
 Candidates could be nominated by any adult recipient of PHA assistance
 Self-nomination: Candidates registered with the PHA and requested a place on ballot
 Other: (describe)

- b. Eligible candidates: (select one) – **N/A**
 Any recipient of PHA assistance
 Any head of household receiving PHA assistance
 Any adult recipient of PHA assistance
 Any adult member of a resident or assisted family organization

Other (list)

c. Eligible voters: (select all that apply) – N/A

All adult recipients of PHA assistance (public housing and section 8 tenant-based assistance)

Representatives of all PHA resident and assisted family organizations

Other (list)

C. Statement of Consistency with the Consolidated Plan

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary).

1. Consolidated Plan jurisdiction: *City of Pueblo*

2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)

The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.

The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.

The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.

Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)

➤ *Affordable housing initiatives.*

➤ *Continued efforts at maintaining public housing to quality standards.*

Other: (list below)

4. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

➤ *Provide funding to provide more affordable housing for low-income residents.*

D. Other Information Required by HUD

Use this section to provide any additional information requested by HUD.

Attachments

Use this section to provide any additional attachments referenced in the Plans.

PHA Plan Table Library

Component 7 Capital Fund Program Annual Statement Parts I, II, and II

Annual Statement Capital Fund Program (CFP) Part I: Summary

Capital Fund Grant Number FFY of Grant Approval: (04/2001)

Original Annual Statement

Line No.	Summary by Development Account	Total Estimated Cost
1	Total Non-CGP Funds	
2	1406 Operations	
3	1408 Management Improvements	
4	1410 Administration	
5	1411 Audit	
6	1415 Liquidated Damages	
7	1430 Fees and Costs	
8	1440 Site Acquisition	
9	1450 Site Improvement	
10	1460 Dwelling Structures	
11	1465.1 Dwelling Equipment-Nonexpendable	
12	1470 Nondwelling Structures	
13	1475 Nondwelling Equipment	
14	1485 Demolition	
15	1490 Replacement Reserve	
16	1492 Moving to Work Demonstration	
17	1495.1 Relocation Costs	
18	1498 Mod Used for Development	
19	1502 Contingency	
20	Amount of Annual Grant (Sum of lines 2-19)	
21	Amount of line 20 Related to LBP Activities	
22	Amount of line 20 Related to Section 504 Compliance	
23	Amount of line 20 Related to Security	
24	Amount of line 20 Related to Energy Conservation Measures	

Annual Statement
Capital Fund Program (CFP) Part II: Supporting Table

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost

Annual Statement

Capital Fund Program (CFP) Part III: Implementation Schedule

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)

Optional Table for 5-Year Action Plan for Capital Fund (Component 7)

Complete one table for each development in which work is planned in the next 5 PHA fiscal years. Complete a table for any PHA-wide physical or management improvements planned in the next 5 PHA fiscal year. Copy this table as many times as necessary. Note: PHAs need not include information from Year One of the 5-Year cycle, because this information is included in the Capital Fund Program Annual Statement.

Optional 5-Year Action Plan Tables				
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development	
Description of Needed Physical Improvements or Management Improvements			Estimated Cost	Planned Start Date (HA Fiscal Year)
Total estimated cost over next 5 years				

**DECONCENTRATION AND INCOME TARGETING POLICY
FOR THE
HOUSING AUTHORITY OF THE
CITY OF PUEBLO, COLORADO**

DECONCENTRATION AND INCOME TARGETING POLICY
(of the Public Housing Admissions and Occupancy Policy)

Sub-Title A, Section 513 of the Quality Housing and Work Responsibility Act of 1998 (QHWRA), establishes two interrelated requirements for implementation by Public Housing Authorities: (1) Economic Deconcentration of public housing developments and Income Targeting to assure that families in the “extremely low” income category are proportionately represented in public housing and that pockets of poverty are reduced or eliminated. Under the deconcentration requirement, PHAs are to implement a program which provides that families with lowest incomes will be offered units in housing developments where family incomes are the highest and high-income families will be offered units in developments where family incomes are the lowest. In order to implement these new requirements the PHA must promote these provisions as policies and revise their Admission and Occupancy policies and procedures to comply.

Therefore, the Pueblo, Colorado Housing Authority (PHA) hereby affirms its commitment to implementation of the two requirements by adopting the following policies:

1. Economic Deconcentration:

Admission and Occupancy policies are revised to include the PHA’s policy of promoting economic deconcentration of its housing developments by offering lowest income families, selected in accordance with applicable preferences and priorities, units in developments where family incomes are highest. Conversely, families with higher incomes will be offered units in developments with the lowest average family incomes.

Implementation of this program will require our agency to: (1) determine and compare the relative tenant incomes of each development and the incomes of census tracts in which the developments are located, and (2) consider what policies, measures or incentives are necessary to bring high-income families into low-income developments (or into developments in low-income census tracts) and low-income families into high-income developments (or into developments in high-income census tracts).

In addition, an assessment of the average family income for each development is necessary. Families will be provided with an explanation of the policy during the application/screening process and/or the occupancy orientation sessions with opportunities to discuss the options available to the families. Families will be informed that should they choose not to accept the first unit offered under this system their refusal will not be cause to drop their name to the bottom of the waiting list.

Implementation may include the following efforts:

- Skipping families on the waiting list based on income;
- Establishing preferences for working families;
- Additional amenities for all units;
- Ceiling rents; (mandatory)
- Flat rents for selected developments;
- Different tenant rent percentages per development; and
- Revised transfer policies.

2. Income Targeting

As public housing dwelling units become available for occupancy, responsible PHA employees will offer units to applicants on the waiting list. In accordance with the Quality Housing and Work Responsibility Act of 1998, the PHA encourages occupancy of its developments by a broad range of families with incomes up to eighty percent (80%) of the median income for the jurisdiction in which the PHA operates. At a minimum, 40% of all new admissions to public housing **on an annual basis** will be families with incomes at or below thirty percent (30%) (extremely low-income) of the area median income. The offer of assistance will be made without discrimination because of race, color, religion, sex, national origin, age, handicap or familial status.

The PHA may employ a system of income ranges in order to maintain a public housing resident body composed of families with a range of incomes and rent paying abilities representative of the range of incomes among low-income families in the PHA's area of operation, and will take into account the average rent that should be received to maintain financial solvency. The selection procedures are designed so that selection of new public housing residents will bring the actual distribution of rents closer to the projected distribution of rents.

In order to implement the income targeting program, the following policy is adopted:

- ▶ The PHA may select, based on date and time of application and preferences, two (2) families in the extremely low-income category and two (2) families from the low-income category alternately until the forty percent (40%) admission requirement of extremely low-income families is achieved (2 plus 2 policy).
- ▶ After the minimum level is reached, all selections may be made based solely on date, time and preferences. Any applicants passed over as a result of implementing this 2 plus 2 policy will retain their place on the waiting list and will be offered a unit in order of their placement on the waiting list.

- ▶ To the maximum extent possible, the offers will also be made to effect the PHA's policy of economic deconcentration.
- ▶ For the initial year of implementation, a pro-rated percentage of the new admissions will be calculated from April 1, 1999 through the end of the fiscal year. Following the initial implementation period, the forty percent (40%) requirement will be calculated based on new admissions for the fiscal year.
- ▶ The PHA reserves the option, at any time, to reduce the targeting requirement for public housing by no more than ten percent (10%), if it increases the target figure for its Section 8 program from the required level of seventy-five percent (75%) of annual new admissions to no more than eighty-five percent (85%) of its annual new admissions. (Optional for PHAs with both Section 8 and Public Housing programs.)

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**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Agency Wide	In response to HUD's directive to Housing Authorities regarding resident participation, the Housing Authority has two positions that are responsible for the empowerment of our residents. These positions are:							
	Resident Development Coordinator, responsible for the Community Work Responsibility Program	1408		26,000.00				
	Resident Initiatives Coordinator, responsible for resident training, recruitment, Resident Councils and other resident programs.	1408		26,000.00				
	Benefits, 40%	1408		20,800.00				
	To maintain a good living environment at Sangre de Cristo Apartments off duty law enforcement officers are employed to provide security.	1408		15,000.00				
	Resident training program	1408		15,000.00				
	Employee training program	1408		15,000.00				
	Management Improvement TOTAL - 2002			117,800.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages**

PHA Name:		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Agency Wide	Photo copier to maintain good files for review and legal purposes	1475		15,000.00				
	Scanner to transfer printed data to computer storage to include writeable CD's	1475		5,000.00				
	Pentium computer w/ROM and upgraded Autocad and Landcad programs	1475		5,000.00				
	Systematic replacement of aging computer hardware and printers	1475		25,600.00				
	Systematic replacement of office furniture and equipment	1475		1,500.00				
	Per the Management Improvements Needs Assessment, the HACP is upgrading its computer and software to maintain our high level of performance.							
	Systematic replacement of power equipment such as woodworking, painting, welding, grounds and janitorial equipment.	1475						
	Systematic replacement of vehicles	1475		30,000.00				
	Equipment Total 2002			82,100.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co002004	Comprehensive Modernization to Include:							
	Closet door framing, doors & hardware							
	Replace all floor tile							
	Replace tub, tub surrounds, lavatories, water closets, medicine cabinets							
	kitchen sinks and disposals and standardize plumbing fixtures							
	Paint all units							
	Refinish cabinets							
	Install new smoke detectors, per code							
	Install GFIs, replace electrical switches, outlets and covers, upgrade electrical panels as needed							
	Install hose bids, access panels, clean outs							
	Replace furnaces							
	Replace washing machine hook ups and dryer hook ups							

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name:		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co002004	Comprehensive Modernization (con't)							
	Install new crawl space access & grills							
	Replace lead/galvanized plumbing @ toilet							
	Standardize light fixtures							
	Install exhaust fans in bathrooms							
	Install range hood cover							
	Replase gas shut-offs							
	Total Dwelling Structure Cost	1460		575,600				
	Install retaining wall at selected units	1450		8,125				
	Landscaping at selected units	1450		8,050				
Co002004	TOTAL 2002			591,775				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co002005	Recondition/resod lawns	1450		9,750.00				
	Upgrade site lighting at elderly units	1450		7,200.00				
	Repair/replace sidewalks & steps	1450		7,504.00				
	Replace floor tile	1460		14,500.00				
	Replace interior doors/hardware	1460		11,431.00				
	Co002005 TOTAL - 2002			50,385.00				
Co002006	Repair concrete at selected units	1450		1,405.00				
	Install handrails in 2 story units	1460		3,570.00				
	Replace interior doors and hardware	1460		5,000.00				
	Install floor tile (10% of units)	1460		2,908.00				
	Weatherstrip exterior doors	1460		2,625.00				
	Co002006 TOTAL - 2002			15,508.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co002008	Concrete repair	1450		4,025.00				
	General Renovation	1460		4,500.00				
	Flooring replacement	1460		10,000.00				
	Replace interior doors & hardware	1460		3,000.00				
	Replace kitchen cabinets & countertops	1460		10,200.00				
	Co002008 TOTAL - 2002			31,725.00				
Co002009	Upgrade irrigation systems	1450		1,500.00				
	Landscaping	1450		3,000.00				
	Concrete repair/replacement	1450		1,000.00				
	Co002009 TOTAL - 2002			5,500.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co06P002010	Replace interior hollowcore and bi fold doors	1460		3,300.00				
	Fence repair/replacement	1450		3,650.00				
	Landscaping and sod replacement	1450		5,525.00				
	Site lighting	1450		3,500.00				
	Regrade sites for proper drainage	1450		3,000.00				
	Co06P002010 TOTAL - 2002			18,975.00				
Co06P002011	Retrofit units for hearing/vision impaired	1460		1,000.00				
	Repaint unit interiors	1460		14,500.00				
	Flooring replacement	1460		5,000.00				
	Replace window coverings	1460		36,000.00				
	Repair window sashes	1460		25,000.00				
	Co06P002011 TOTAL - 2002			81,500.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co06P002014	Repaint unit interiors	1460		18,600.00				
	Replace flooring	1460		7,150.00				
	Replace window coverings	1460		36,000.00				
	Paint stairwells	1460		8,100.00				
	Co06P002014 TOTAL - 2002			69,850.00				
Co06P002015	Replace bath lavatories and faucets	1460		3,205.00				
	Replace interior light fixtures	1460		3,275.00				
	General Renovations	1460		7,320.00				
	Flooring replacement	1460		5,000.00				
	Install sewer cleanouts	1460		4,320.00				
	Co06P002014 TOTAL - 2002			23,120.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co06P002017	Flooring replacement	1460		5,000.00				
	Replace kitchen cabinets and vanities	1460		6,000.00				
	Paint unit interiors	1460		9,000.00				
	Replace interior light fixtures (20%)	1460		1,400.00				
	Co06P002017 TOTAL - 2002			21,400.00				
Co06P002018	Replace bathroom fixtures, medicine cabinets, repair/replace tile	1460		5,000.00				
	Replace all interior doors/hardware	1460		7,913.00				
	Trim/replace trees, other landscaping	1450		5,000.00				
	Replace refrigerators/ranges	1465		3,375.00				
	Co06P002018 TOTAL - 2002			21,288.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo		Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Co06P002022	Repair/replace concrete	1450		1,800.00				
	Replace entry doors	1460		1,800.00				
	Replace interior doors	1460		1,000.00				
	Replace flooring	1460		5,000.00				
	Exterior painting	1460		2,000.00				
	Co06P002022 TOTAL - 2002			11,600.00				
Co06P002023	No work planned for this year							
Co06P002025	Exterior painting	1460		2,500.00				
	Co06P002025 TOTAL - 2002			2,500.00				
Co06P002027	Replace 10% interior doors	1460		1,200.00				
	Exterior painting	1460		4,400.00				
	Co06P002027 TOTAL - 2002			5,600.00				

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Pueblo				Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories			Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
	Acct 1450	Acct 1460	Acct 1465			Original	Revised	Funds Obligated	Funds Expended	
Co002001	15,000.00	37,000.00				52,000.00				
Co002002	10,000.00					10,000.00				
Co002003	13,800.00	7,850.00				21,650.00				
C0002004	16,175	575,600				591,775.00				
Co002005	24,454.00	25,931.00				50,385.00				
Co002006	1,405.00	14,103.00				15,508.00				
C0002008	4,025.00	27,700.00				31,725.00				
Co002009	5,500.00					5,500.00				
Co06P002010	15,675.00	3,300.00				18,975.00				
Co06P002011		81,500.00				81,500.00				
Co06P002014		69,850.00				69,850.00				
Co06P002015		23,120.00				23,120.00				
Co06P002017		21,400.00				21,400.00				
C006P002018	5,000.00	12,913.00	3,375.00			21,288.00				
Co06P002020	6,000.00	34,300.00	6,750.00			47,050.00				
Co06P002022	1,800.00	9,800.00				11,600.00				
Co06P002025		2,500.00				2,500.00				
Co06P002027		5,600.00				5,600.00				
	118,834.00	952,467.00	10,125.00			1,081,426.00				
Agency Wide	Administration					265,680.00				
	Fees and Costs					50,000.00				
	Non-Dwelling Equipment					82,100.00				
	Management Improvements					117,800.00				
	Operations					10,981.00				
	Total Estimated Costs					1,607,987.00				

Estimated 2002 Capital Fund Grant (based on 2001 grant)

1,607,987.00

Page __2__ of __3__

Over run to be adjusted

\$0.00

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates					
	Original	Revised	Actual	Original	Revised	Actual						
Agency Wide												
Operations	09/30/2003			09/30/2003								
Management Improvements	09/30/2003			09/30/2003								
Administration	09/30/2003			09/30/2003								
Fees and Costs	09/30/2003			09/30/2003								
Non-Dwelling Equipment	09/30/2003			09/30/2003								
Co002001												
Replace existing clotheslines												
Replace interior doors												
Replace exterior doors/locks												
Repair concrete stoops/ overhangs												
Co002002												
Landscaping												
Co002003												
Replace carpet												
Retrofit for sight/hearing												
Regrade/resod												

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates					
	Original	Revised	Actual	Original	Revised	Actual						
Co002004												
Comprehensive Modernization												
Install retaining wall												
Landscaping												
Co002005												
Recondition lawns												
Upgrade site lighting												
Repair/replace sidewalks												
Replace floor tile												
Replace interior doors/ hardware												
Co002006												
Repair concrete												
Install handrails												
Replace interior doors/ hardware												
Install floor tile												
Weatherstrip exterior doors												

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates					
	Original	Revised	Actual	Original	Revised	Actual						
Co002008												
Concrete repair												
General Renovation												
Flooring replacement												
Replace interior doors/ hardware												
Replace kitchen cabinets & countertops												
Co002009												
Upgrade irrigation systems												
Landscaping												
Concrete repair/replacement												
Co06P002010												
Replace interior and bi-fold doors												
Fence repair/replacement												
Landscaping												
Site lighting												
Regrade sites for drainage												

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates					
	Original	Revised	Actual	Original	Revised	Actual						
Co06P002011												
Retrofit for hearing/vision												
Repaint unit interiors												
Flooring replacement												
Replace window covers												
Repair window sashes												
Co06P002014												
Repair unit interiors												
Replace flooring												
Replace window coverings												
Paint stairwells												
Co06P002015												
Replace bath lavatories/ faucets												
Replace interior light fixtures												
Flooring replacement												
Install sewer cleanouts												

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates					
	Original	Revised	Actual	Original	Revised	Actual						
Co06P002017												
Flooring replacement												
Replace kitchen cabinets/ vanities												
Paint unit interiors												
Replace interior light fixtures												
Co06P002018												
Replace bathroom fixtures/ cabinets, repair/replace tile												
Replace refrigerators/ranges												
Replace interior doors/ hardware												
Trim/replace trees, other landscaping												

**Annual Statement/Performance and Evaluation Report and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates					
	Original	Revised	Actual	Original	Revised	Actual						
Co06P002020												
Replace windows												
Install sewer cleanouts												
Replace interior doors/ hardware												
Replace water heaters												
Replace flooring												
Replace refrigerators/ranges												
Replace range hoods												
Repair/replace concrete												
Landscaping/sod replace/ trim trees												
Co06P002022												
Replace entry doors												
Repair/replace concrete												
Replace interior doors												
Replace flooring												
Exterior paint												
Co06P002025												
Exterior painting												

CAPITAL FUND PROGRAM TABLES START HERE

Annual Statement /Performance and Evaluation Report Capital Funds Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: CO06P00250102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Original Annual Statement
 Reserved for Disasters/Emergencies
 Revised Annual Statement/Revision Number _____
 Performance and Evaluation Report for Program Year Ending _____
 Final Performance and Evaluation Report for Program Year Ending _____

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses	10,981.00			
3	1408 Management Improvements	117,800.00			
4	1410 Administration	265,680.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	50,000.00			
8	1440 Site Acquisition				
9	1450 Site Improvement	118,834.00			
10	1460 Dwelling Structures	952,467.00			
11	1465.1 Dwelling Equipment-Nonexpendable	10,125.00			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	82,100.00			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant (sums of lines 2-20)	1,607,987.00			
22	Amount of line 21 Related to LBP Activities				
23	Amount of Line 21 Related to Section 504 Compliance				
24	Amount of Line 21 Related to Security - Soft Costs				
25	Amount of Line 21 Related to Security - Hard Costs				
26	Amount of Line 21 Related to Energy Conservation Measures				

Capital Funds Capital
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co002001 Sangre de Cristo Apartments	Replace all interior hollow core and bi-fold doors.	220,500		55,125	55,125	55,125	55,125
	Replace 20% refrigerator & ranges	48,000		0	24,000	24,000	
	Replace exterior door locks with new deadbolts keyed for HAP great grandmaster system.	24,000		24,000			
	Replace toilet room accessories to include medicine cabinet, towel bars, shower rods, and paperholders.	23,500		5,875	5,875	5,875	5,875
	Replace all interior and exterior unit light fixtures.	74,500				74,500	
	Replace outlets, switches, smoke detectors, add additional smoke detector to bedrooms; add bathroom exhaust fans.	37,200				37,200	
	Replace toilets @212 units	106,000		26,500	26,500	26,500	26,500
	Lead pipe repairs	12,000		3,000	3,000	3,000	3,000
	Install timed irrigation system throughout site.	46,200				46,200	
Replace 10% of resilient vinyl tile in units.	66,000	16,500	16,500	16,500	16,500		
Co002001	Clean and point existing brick	154,400					154,400

CONTINUED

Capital Funds Capital
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Sangre de Cristo Apartments	buildings. Regrade around building for proper drainage; typical at (41) buildings; install drain pans at downspouts. Refinish kitchen cabinets at (212) units. Standardize plumbing to include replacement of wall hung lavatory with base cabinet lavatory and faucet.	20,500 63,600 11,000				20,500 63,600 11,000	
TOTAL REQUESTS	Co002001	\$907,400	\$0	\$131,000	\$131,000	\$384,000	\$261,400

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
ADMINISTRATION							
Agency Wide	Prorated Admin salaries	112,000		28,000	28,000	28,000	28,000
	Benefits	33,600		8,400	8,400	8,400	8,400
	Admin salaries& benefits	145,600		36,400	36,400	36,400	36,400
	Planning & Development Salaries	640,000		160,000	160,000	160,000	160,000
	Benefits	256,000		64,000	64,000	64,000	64,000
		1,187,200		296,800	296,800	296,800	296,800
	Other Administrative Costs			14,000	14,000	14,000	14,000
Total Administration and In House Architect Costs		1,187,200		310,800	310,800	310,800	310,800
	Engineering Fees	160,000		40,000	40,000	40,000	40,000
	Plans and Specification Printing, AutoCad costs	48,000		12,000	12,000	12,000	12,000
Total Fees and Costs		208,000		52,000	52,000	52,000	52,000

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories MANAGEMENT IMPROVEMENTS	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Agency Wide	<p>In response to HUD's directive to Housing Authorities regarding resident participation, the Housing Authority has two positions that are responsible for the empowerment of our employees. These positions are:</p> <p>Resident Development Coordinator, responsible for the Community Work Responsibility Program</p> <p>Resident Initiatives Coordinator, responsible for resident training recruitment, Resident Councils, other types of resident programs.</p> <p>Benefits, 40%</p> <p>To maintain a good living environment at Sangre de Cristo Apartments off duty law enforcement officers are employed to provide security.</p> <p>To continue the HACP emphasis on resident empowerment the resident training program plans to contract with Pueblo employers to place several residents in regular jobs.</p>						
		108,000		27,000	27,000	27,000	27,000
		104,000		26,000	26,000	26,000	26,000
		84,800		21,200	21,200	21,200	21,200
		60,000		15,000	15,000	15,000	15,000
		60,000		15,000	15,000	15,000	15,000
Total Requests	Total Management Improvements	416,800		104,200	104,200	104,200	104,200

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
	MANAGEMENT IMPROVEMENTS						

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
EQUIPMENT							
Management/ Occupancy	Scanner to transfer printed data to computer storage to include writable CD's To be used to transfer information from handbooks and other printed media to plans and specifications.	5,000		5,000			
	250 Pentium computer w/ROM, dual disk drive, monitor, speakers To use with upgraded Autocad and Landcad programs.	5,000		5,000			
P & D	Plotter	8,000		8,000			
	Photo copier	18,000		18,000			
Accounting & Computer	Systematic replacement of aging computer hardware	32,000		8,000	8,000	8,000	8,000
	Systematic replacement of 9 aging printers	10,400		2,600	2,600	2,600	2,600
	Systematic replacement of broken office furniture i.e; computer desk, shelving, computer workstand, binder racks, flammable cabinets	3,680		920	920	920	920
	As stated in the Management Improvements Needs Assessment, the HACP upgrading its computers and software to maintain our high level of performance.						
Maintenance	Systematic replacement of power equipment to include woodworking, painting, welding, grounds, generator, janitorial equipment	30,040		7,510	7,510	7,510	7,510
	Systematic replacement of office						

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
	<p align="center">EQUIPMENT</p> <p>equipment and furniture To maintain its properties in their excellent condition, the HACP must have quality, professional equipment.</p>	2,500		500	1,000		1,000
<i>Continued, see next page</i>							

Capital Fund Program Five-Year Action Plan

Part I: Summary

HA Name: Housing Authority of the City of Pueblo		<div style="display: flex; justify-content: space-around; align-items: center;"> ████████ Original Revision No: </div>			
Development Number/Name/HA-Wide	Year 1 2002	Work Statement for Year 2 FFY: 2003 PHA FY: 2003	Work Statement for Year 3 FFY: 2004 PHA FY: 2004	Work Statement for Year 4 FFY: 2005 PHA FY: 2005	Work Statement for Year 5 FFY: 2006 PHA FY: 2006
Co002001, Sangre de Cristo Apartments	Annual	\$131,000	\$131,000	\$384,000	\$261,400
Co002002, Scattered Sites	Statement	\$55,225	\$15,575	\$15,575	\$35,575
Co002003, Mesa Tower		\$31,025	\$51,925	\$195,239	\$58,875
Co002004, Scattered Sites		\$70,523	\$26,483	\$26,483	\$15,975
Co002005, Eastwood Heights		\$183,558	\$71,358	\$71,358	\$39,108
Co002006, Hyde Park		\$11,938	\$15,313	\$399,878	\$0
Co002008, Scattered Sites		\$118,820	\$113,020	\$113,020	\$217,236
Co002009, Handicapped		\$15,725	\$15,725	\$15,725	\$11,825
Co06P002010, Scattered Sites		\$18,975	\$15,475	\$15,475	\$625,239
Co06P002011, Vail Apartments		\$62,575	\$22,375	\$91,375	\$98,375
Co06P002014, Minnequa Park Apartments		\$33,750	\$18,550	\$18,550	\$147,050
Co06P002015, Scattered Sites		\$22,620	\$18,300	\$18,300	\$18,300
Co06P002017, Montezuma Apartments		\$10,900	\$10,900	\$10,900	\$10,900
Co06P002018, Scattered Sites		\$16,288	\$11,288	\$11,288	\$123,488
Co06P002020, Scattered Sites		\$48,345	\$59,170	\$59,170	\$231,855
Co06P002022, Scattered Sites		\$10,533	\$19,733	\$5,933	\$21,270
Co06P002023, Scattered Sites		\$0	\$0	\$0	\$0
Co06P002025, Scattered Sites		\$5,785	\$3,285	\$7,905	\$30,635
Co06P002027, Scattered Sites		\$5,600	\$5,800	\$0	\$5,000
HA-Wide Contingency @ X%		\$0	\$0	\$0	
B. Physical Improvements Subtotal		\$853,183	\$625,273	\$1,460,173	\$1,952,106
C. Management Improvements		\$104,200	\$104,200	\$104,200	\$104,200
D. HA-Wide Nondwelling Structures & Equipment		\$102,530	\$55,430	\$53,600	\$50,630
E. Administration		\$310,800	\$310,800	\$310,800	\$310,800
F. Other (Fees & Costs and Relocation)		\$52,000	\$52,000	\$52,000	\$52,000
G. Operations					
H. Demolition					
I. Replacement Reserve					
J. Mod Used for Development					
K. Total CGP Funds		\$1,422,713	\$1,147,703	\$1,980,773	\$2,469,736
L. Total Non-CGP Funds		\$0	\$0	\$0	\$0
5-Year Planning		\$1,422,713	\$1,147,703	\$1,980,773	\$2,469,736
Replacement Housing		\$0	\$0	\$0	\$0

Capital Fund Program Five-Year Action Plan

Part I: Summary

HA Name:				
Housing Authority of the City of Pueblo		Original	Revision No:	
Factor Funds				

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Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005
Co002002 Scattered Sites	Replace existing handrails and guard rails on interior stairs Replace sill cocks. Install range hoods and grease shields. Scattered site sod replacement. Remove existing clothesline and poles, install new heavy-duty clotheslines and poles. Paint exterior stucco. Replace refrigerators and ranges.	 21,150 11,300 20,000 7,200 20,000 42,300	 	 21,150 11,300 5000 7200 10,575	 5,000 10,575	 5,000 10,575
TOTAL REQUESTS	Co002002	\$121,950	\$0	\$55,225	\$15,575	\$15,575

FY: 2006
5,000
20,000
10,575
\$35,575

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co002003 Mesa Tower	Replace apartment balcony screen doors.	10,200				10,200	
	Replace carpet in apartment living rooms and bedrooms.	17,000		4,250	4,250	4,250	4,250
	Provide GFI circuit in apartment kitchens, relocate duplex outlet from behind apartment range, replace worn duplex outlets, switches, covers, etc.	107,100		26,775	26,775	26,775	26,775
	Replace apartment kitchen exhaust fans and provide grease shield at ranges	27,850					27,850
	Replace kitchen cabinets & countertops	122,400				122,400	
	Remove/replace asbestos floor tiles in apartment kitchens and baths	31,614				31,614	
	Replace/provide smoke seals & door closers @ apartment entry doors	20,900			20,900		
TOTAL REQUESTS		\$337,064	\$2,002	\$31,025	\$51,925	\$195,239	\$58,875

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co002004 Scattered Sites	Regrade/repair asphalt driveways.	27,000		6,750	6,750	6,750	6,750
	Repair concrete sidewalks.	3,000		3,000			
	Replace exterior doors and hardware.	10,080		2,520	2,520	2,520	2,520
	Upgrade emergency light at elderly buildings.	840		840			
	Upgrade CATV wiring.	3,150		3,150			
	Replace carpet in elderly units.	15,323		5,108	5,108	5,108	
	Replace mini-blinds.	26,820		6,705	6,705	6,705	6,705
	Improve site lighting at multi-units.	5,400		5,400			
	Improve site drainage.	4,000		4,000			
	Replace ranges/refrigerators.	16,200		5,400	5,400	5,400	
	Provide concrete splashblocks.	1,500		1,500			
	Provide CMU trash enclosures.	8,635		8,635			
	Modify 1-bedroom units for handicap accessibility.	17,515		17,515			
TOTAL REQUESTS	Co002004	\$139,463	\$0	\$70,523	\$26,483	\$26,483	\$15,975

**Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities**

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co002005 Eastwood Heights	Replace toilet, lavatories, tubs/surrounds, faucets fittings and hardware-MH over 5 yrs	36,692		9,173	9,173	9,173	9,173
	Replace interior doors/hardware.	89,725		22,431	22,431	22,431	22,431
	Correct drainage problems	105,000		105,000			
	Replace floor tile	67,500		22,500	22,500	22,500	
	Repair/replace concrete sidewalks & steps	30,015		7,504	7,504	7,504	7,504
	Upgrade site lighting/security at elderly units	7,200		7,200			
	Recondition/resod lawns. Time sprinklers installed at Amarillo common area.	29,250		9,750	9,750	9,750	
TOTAL REQUESTS		\$365,382	\$0	\$183,558	\$71,358	\$71,358	\$39,108

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co002006 Hyde Park	Install handrails and guardrails in 2 story units level units	3,570				3,570	
	Replace lawn sprinkler systems at elderly units elderly units	12,000			6,000	6,000	
	Insulate all attics to R-30 and crawlspaces to R-11, also provide crawlspace vapor barriers.	31,750				31,750	
	Repair/replace concrete driveways, sidewalks, porches.	4,215		1,405	1,405	1,405	
	Replace all interior doors/hardware.	46,780		5,000	5,000	36,780	
	New weatherstripping at exterior doors.	2,625		2,625			
	Standardize plumbing including replace toilets, lavatories, tubs/surrounds, showers, faucets, fittings, medicine cabinets, and hardware.	79,351				79,351	
	Patch/paint interiors.	110,800				110,800	
	Reburbish kitchen cabinets.	51,300				51,300	
	Replace floor tile (10%).	11,630		2,908	2,908	6,000	
Clean, point and seal exterior	52,510			52,510			

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co002006 Hyde Park	brick veneer. Install range hoods/grease sheilds accessible signage. Install exhaust fans in bathroom. Recondition/resod lawns. Replace floor heat registers.	6,188 6,100 4,000 4,124				6,188 6,100 4,000 4,124	continued See prev.page
TOTAL REQUESTS	Co002006	\$426,943	\$0	\$11,938	\$15,313	\$399,878	\$0

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Scattered Sites Co002008	Concrete repair	16,100		4,025	4,025	4,025	4,025
	Exterior Paint, stucco, gutters	18,000		4,500	4,500	4,500	4,500
	General Renovation	18,000		4,500	4,500	4,500	4,500
	Replace exterior storm and entry doors, install Primus deadbolt locks, replace patio doors	9,400		2,350	2,350	2,350	2,350
	Replace toilet, sink, tub/surround, kitchen sink, garbage disposal, faucets and shut off valves	48,061		12,015	12,015	12,015	12,015
	Flooring replacement	199,000		54,750	54,750	54,750	34,750
	Replace all interior hollowcore and bi-fold doors.	12,000		3,000	3,000	3,000	3,000
<i>The following "starred" work items have been combined on the Annual Statement for ease in contracting.</i>							
*	Replace interior and exterior entry light fixtures.	20,175					20,175
*	Replace receptacles, switches, smoke detectors, add additional smoke detectors to bedrooms; add bathroom exhaust fan and GFI receptacle and range hoods.	50,791					50,791
*	Paint unit interiors and refinish kitchen cabinets.	63,450					63,450
*	Replace existing kitchen cabinets and countertops at (30 units).	30,600		10,200	10,200	10,200	
	Install timed irrigation systems.	62,720		15,680	15,680	15,680	15,680
	Parking lot asphalt repair.	5,800		5,800			
	Regrade sites for proper drainage;						

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
	install splashblock at downspouts.	8,000		2,000	2,000	2,000	2,000
TOTAL REQUESTS	Co002008	\$562,097	\$0	\$118,820	\$113,020	\$113,020	\$217,236

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Handicap CO2-9	Repaint unit interiors.	24,000		6,000	6,000	6,000	6,000
	Replace sheet vinyl flooring throughout unit.	18,400		4,600	4,600	4,600	4,600
	Miscellaneous fence and gate repair.	1,700		425	425	425	425
	Upgrade irrigation systems.	4,500		1,500	1,500	1,500	1,500
	Replace sod, Relandscape rock areas.	7,200		2,400	2,400	2,400	2,400
	Repair sidewalks throughout project.	1,200		300	300	300	300
	Trim trees and shrubs.	2,000		500	500	500	500
TOTAL REQUESTS	Co002009	\$59,000	\$0	\$15,725	\$15,725	\$15,725	\$11,825

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002010 Scattered Sites	Replace entry doors, storm doors, patio doors and install Primus deadbolt locks	80,500					80,500
	Replace all interior hollowcore and bi-fold doors.	9,900		3,300	3,300	3,300	
	Replace kitchen sinks, bathroom lavatory, all plumbing trim and P-traps, include all garbage disposals to be replaced, all waste hookups.	57,100					57,100
	Paint unit interiors.	62,400					62,400
	Replace kitchen cabinets to include vanity base cabinets.	136,400					136,400
	Refurbish existing aluminum window sashes with upper level residential types; thermal break on frame and sash.	66,000					66,000
	Fence removal/repair & gate repair	14,600		3,650	3,650	3,650	3,650
	Install storage units at 2 and 3 Br units	24,000					24,000
	Landscaping and sod replacement.	20,100		5,525	5,525	5,525	3,525
	Install site lighting.	3,500		3,500			
	Regrade sites for proper building drainage.	9,000		3,000	3,000	3,000	
	Replace receptacles, switches, smoke detectors; add additional smoke detectors at bedrooms; install GFI's.	9,600					9,600
	Replace flooring throughout	182,064					182,064
TOTAL REQUESTS	Co06P002010	\$675,164	\$0	\$18,975	\$15,475	\$15,475	\$625,239

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002011 Vail Apartments	Retrofit two units for hearing/visually impaired	1,000		1,000			
	Repaint apartment interiors to include refinishing interior doors, cabinets, and entry doors.	58,000		14,500	14,500	14,500	14,500
	Replace all bathroom and kitchen floor coverings and apartment carpeting@20%	19,000		4,750	4,750	4,750	4,750
	5% of interior door hardware as required to replace damaged pieces.	1,100		275	275	275	275
	Replace bathroom lavatories, replace bathroom and kitchen plumbing trim, include traps and stops.	20,000				20,000	
	Replace bathroom shower trim, repair tile and gypsum board at wall after replacement of trim.	14,000				14,000	
	Replace kitchen countertops.	21,000				21,000	
	Install HAP Grand master key system at apartment doors and handicapped openers	14,000				14,000	
	Replace handicapped shower seats.	1,000		250	250	250	250
	Repair/repaint north porch balusters fence columns, wrought iron fence, steel fire escape, upper parapet walls, elevator penthouse, water table concrete, and front elevation.	50,000					50,000
	Replace 50% of window coverings	3,600		900	900	900	900
	Replace carpeting @ corridors	26,000					26,000
	RegROUT/recaulk bathroom tile enclosures	6,800		1,700	1,700	1,700	1,700
	Refurbish windows	33,600		33,600			

	Replace smoke alarms	5,600		5,600			
TOTAL REQUESTS	Co06P002011	\$274,700	\$0	\$62,575	\$22,375	\$91,375	\$98,375

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006	
Co06P002014 Minnequa Park Apartments	Install additional light fixtures in dressing area, additional smoke detectors in bedroom and GFIs in kitchen	2,400			2,400	2,400		
	Paint unit interiors, refinish kitchen cabinets, refinish cabinets in Community Room.	18,600		18,600				
	Replace kitchen and bath plastic laminate countertops; to include countertops in community and laundry room.	11,800					11,800	
	Replace carpet in units.	28,600		7,150	7,150	7,150	7,150	
	Replace window coverings, drapery and rods	36,000			9,000	9,000	9,000	
	Replace all interior hollowcore and closet doors in units.	8,100					8,100	
	Replace 40% of lavatories and water closets, replace stops below sinks; install new faucets	7,500					7,500	
	Add additional grab bar next to water closet.	4,100					4,100	
	Replace kitchen cabinets in accessible unit.	4,000					4,000	
	Replace bath light fixtures.	2,800					2,800	
	Replace damaged metal standing seam roof; repair gutter and downspouts; remove and reinstall solar collectors; repair fascia.	76,000					76,000	
	Install grand master HAP keying system at 40 units and handicapped door openers	8,200			4,000			4,200
	Replace common area carpet; resilient vinyl tile, and sheet vinyl.	9,200						9,200
	Replace vinyl wall covering in common areas.	3,200						3,200
Replace smoke alarms	4,000			4,000				
TOTAL REQUESTS	Co06P002014	\$224,500	\$0	\$33,750	\$18,550	\$18,550	\$147,050	

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005
Co06P002015 Scattered Sites	Replace interior light fixtures.	13,100		3,275	3,275	3,275
	Replace bath lavatories and faucets	12,820		3,205	3,205	3,205
	General Renovations	12,000		3,000	3,000	3,000
	Flooring replacement	12,000		3,000	3,000	3,000
	Install sewer cleanouts.	4,320		4,320		
	Patch/paint interiors.	17,280		4,320	4,320	4,320
	Recondition lawns/resod.	6,000		1,500	1,500	1,500
TOTAL REQUESTS	Co06P002015	\$77,520	\$0	\$22,620	\$18,300	\$18,300

FY: 2006
3,275
3,205
3,000
3,000
4,320
1,500
\$18,300

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002017 Montezuma Apartments	Replace floor tile (10%)	14,000		3,500	3,500	3,500	3,500
	Replace 20% of kitchen cabinets and vanities	24,000		6,000	6,000	6,000	6,000
	Paint interiors of all units	36,000					36,000
	Replace light fixtures (20%) of all units	5,600		1,400	1,400	1,400	1,400
TOTAL REQUESTS	Co06P002017	\$79,600	\$0	\$10,900	\$10,900	\$10,900	\$46,900

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002018 Scattered	Replace bathroom lavatories, toilets, fittings, hardware and medicine cabinets; 60% of bathtubs, provide tub surrounds or repair/replace tub tiles.	5,000					5,000
	Replace refrigerators/ranges (60%)	10,125		3,375	3,375	3,375	
	Replace all interior doors/hardware.	31,650		7,913	7,913	7,913	7,913
	Install bathroom exhaust fans.	3,100					3,100
	Install/replace range hoods and grease shields (40%).	3,000					3,000
	Replace light fixtures.	27,900					27,900
	Provide GFI duplex outlets in kitchens and baths, replace ungrounded outlets throughout & smoke detector upgrading.	13,875					13,875
	Paint interiors.	27,000					27,000
	Replace tile in kitchens and baths.	9,200					9,200
	Remove and replace garage doors (5).	3,000					3,000
	Install sewer cleanouts.	6,000					6,000
	Recondition/resod lawns.	17,500					17,500

	Trim trees and bushes; provide new trees.	5,000		5,000			
TOTAL REQUESTS	Co06P002018	\$162,350	\$0	\$16,288	\$11,288	\$11,288	\$123,488

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002020 Scattered Sites	Stucco, exterior painting, fascia, gutter	25,000		6,250	6,250	6,250	6,250
	Install sewer cleanouts	7,600		1,900	1,900	1,900	1,900
	Replace all interior doors and hardware	58,650		5,000	15,825	15,825	22,000
	Replace entry doors.	6,000		1,500	1,500	1,500	1,500
	Replace water heaters (40%).						
	Remove carpet, replace with underlayment/tile.	14,000		3,500	3,500	3,500	3,500
	Replace kitchen and bath tile.	40,080		10,020	10,020	10,020	10,020
	Replace toilets, lavatories, tubs/ surrounds, faucets, and fittings (60%), kitchen sinks, and garbage disposals.	61,480					61,480
	Provide GFI duplex outlets in kitchen and baths; repair/replace worn outlets and switches.	19,800		6,600	6,600	6,600	
	Provide/replace range hoods/ grease shields (40%).	3,600		900	900	900	900
	Replace ranges/refrigerators (60%).	27,000		6,750	6,750	6,750	6,750
	Provide upgraded smoke detectors	5,700					5,700
	Repair/replace concrete driveways and sidewalks.	10,000		2,500	2,500	2,500	2,500
	Recondition/resod lawns (30%).	11,700		2,925	2,925	2,925	2,925
	Trim trees and bushes/provide new trees.	2,000		500	500	500	500
	Replace interior lighting.	24,000					24,000
	Repair/refinish kitchen cabinets.	5,700					5,700
	Replace roofing	76,230					76,230
TOTAL COSTS		\$398,540	\$0	\$48,345	\$59,170	\$59,170	\$231,855

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002022 Scattered Sites	Provide/upgrade smoke detectors in bedrooms	2,520					2,520
	Replace glassed entry door @ dining room w/Benchmark door	1,800		1,800			
	Provide/replace concrete mowstrips & sidewalks	1,800		1,800			
	Recondition/resod lawns	4,800			4,800		
	Install lawn sprinkler systems	8,000			8,000		
	Patch/paint interior walls & ceilings	7,170					7,170
	Replace kitchen sink/faucet	2,160		720	720	720	
	Replace storm doors/hardware	3,420					3,420
	Replace interior doors	3,000		1,000	1,000	1,000	
	Replace floor covering	8,638		3,213	3,213	2,213	
	Refinish/replace kitchen cabinets/ countertops	8,160					8,160
	Exterior Painting	6,000		2,000	2,000	2,000	
	Provide exterior lighting @ building rear						
TOTAL REQUESTS	Co06P002022	\$57,468	\$0	\$10,533	\$19,733	\$5,933	\$21,270

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002023 Scattered Sites	Install lawn sprinkler systems	4,200			4,200		
	Provide/upgrade smoke detectors in bedrooms	1,200			1,200		
	Paint interior walls/ceiling	4,300			4,300		
	Replace floor coverings	1,350			1,350		
	Repair/replace cabinets vanities and countertops	4,080			4,080		
	Replace asphalt-shingled roofs	1,400			1,400		
TOTAL REQUESTS	Co06P002023	\$16,530	\$0	\$0	\$16,530	\$0	\$0

Capital Funds Program Five Year Action Plan
Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002025 Scattered Sites	Provide/upgrade smoke detectors	4,620				4,620	
	Recondition/resod lawns	2,000					2,000
	Install lawn sprinkler systems	15,000					15,000
	Plant trees	400					400
	Paint wood columns @ porch	2,500		2,500			
	Replace interior passage doors	4,950					4,950
	Patch/paint interior walls & ceilings	13,140		3,285	3,285	3,285	3,285
	Replace storm doors	5,000					5,000
TOTAL REQUESTS	Co06P002025	\$47,610	\$0	\$5,785	\$3,285	\$7,905	\$30,635

Capital Funds Program Five Year Action Plan

Part II: Supporting Pages--Work Activities

FY2002

Development Name/Number	Major Work Categories	Estimated Cost	Annual Statement 2002	FY: 2003	FY: 2004	FY: 2005	FY: 2006
Co06P002027 Scattered Sites	10% replacement of interior doors	1,200		1,200			
	10% interior paint	1,400			1,400		
	Paint all exterior stucco and wood trim @ (11) units	8,800		4,400	4,400		
	Replace storm doors	5,000					5,000
TOTAL REQUESTS	Co06P002027	\$16,400	\$2,002	\$5,600	\$5,800	\$0	\$5,000

Housing Authority of the City of Pueblo

1. Substantial Deviation from the 5-Year Plan:

- Any change to the Mission Statement;
- 50% deletion from or addition to the goals and objectives as a whole; and
- 50% or more decrease in the quantifiable measurement of any individual goal or objective.

2. Significant Amendment or Modification to the Annual Plan:

- Any increase or decrease over 50% in the funds projected in the Financial Resource Statement and/or the Capital Fund Program Annual Statement;
- Any change in a policy or procedure that requires a regulatory 30-day posting;
- Any submission to HUD that requires a separate notification to residents, such as Hope VI, Public Housing Conversion, Demolition/Disposition, Designated Housing or Homeownership programs; and
- Any change inconsistent with the local, approved Consolidated Plan, in the discretion of the Executive Director.

Housing Authority of the City of Pueblo

Required Attachment CO002e01: Resident Member on the PHA Governing Board

1. Yes No: Does the PHA governing board include at least one member who is directly assisted by the PHA this year? (if no, skip to #2)

A. Name of resident member(s) on the governing board:

Mr. Gaspare Barcia

B. How was the resident board member selected: (select one)?

Elected

Appointed

C. The term of appointment is (include the date term expires): *July, 2002*

2. A. If the PHA governing board does not have at least one member who is directly assisted by the PHA, why not? **N/A**

- the PHA is located in a State that requires the members of a governing board to be salaried and serve on a full time basis
- the PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.

Other (explain):

B. Date of next term expiration of a governing board member: *July, 2002*

C. Name and title of appointing official(s) for governing board (indicate appointing official for the next position):

Members of the City of Pueblo City Council:

- *Corinne Koehler*
- *Al Gurule*
- *Patrick Avalos*
- *Dr. Bill Sova*
- *Ted Lopez, Jr.*
- *Bob Schilling*
- *Richard Golenda*

Housing Authority of the City of Pueblo

Required Attachment CO002f01: Membership of the Resident Advisory Board or Boards

List members of the Resident Advisory Board or Boards: (If the list would be unreasonably long, list organizations represented or otherwise provide a description)

Gaspara Barcia

Lillie Arriaga

Carmen Carrasco

Joe Carrillo

Irene Dunford

Letitia Flores

Kathleen Korson

Roger McAfee

Eva Hughes

Housing Authority of the City of Pueblo

Section 8 Homeownership Program Capacity Statement

The Housing Authority of the City of Pueblo demonstrates its capacity to administer the Section 8 Homeownership program has the following policies are adopted:

1. A minimum down payment of 3% is required. At least 1% must come for the family's resources.
2. Financing for purchase of a home will be provided; insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards.

- part A, title IV of the Social Security Act; and
- the disabled but only to the extent that the disability makes the person “unable to comply” with the community service requirements.

The PHA will determine, at the next regularly scheduled reexamination, *on or after the Fiscal Year beginning April 1, 2001* the status of each household member eighteen (18) years of age or older with respect to the requirement to participate in community service activities. The PHA will use the “PHA Family Community Service Monthly Time-Sheet” to document resident eligibility and the hours of community service. A record for each adult will be established and community service placement selections made. Each non-exempt household member will be provided with forms to be completed by a representative of the service or economic self-sufficiency activity verifying the hours of volunteer service conducted each month.

The PHA will also assure that procedures are in place which provide residents the opportunity to change status with respect to the community service requirement. Such changes include, but are not limited to:

- going from unemployment to employment;
- entering a job training program;
- entering an educational program which exceeds eight (8) hours monthly.

All exemptions to the community service requirement will be verified and documented in the resident file. Required verifications may include, but not be limited to:

- third-party verification of employment, enrollment in a training or education program, welfare to work program or other economic self sufficiency activities;
- birth certificates to verify age 62 or older; or
- if appropriate, verification of disability limitations.

Families who pay flat rents, live in public housing units within market rate developments or families who are over income when they initially occupy a public housing unit will not receive an automatic exception.

6. Cooperative Relationships with Welfare Agencies

The PHA may initiate cooperative relationships with local service agencies that provide assistance to its families to facilitate information exchange, expansion of community service/self-sufficiency program options and aid in the coordination of those activities.

7. Lease Requirements and Documentation

The PHA's lease has a twelve (12)-month term and is automatically renewable except for

non-compliance with the community service requirement. The lease also provides for termination and eviction of the entire household for such non-compliance. The lease provisions will be implemented for current residents at the next regularly scheduled reexamination. The PHA will not renew or extend the lease if the household contains a non-exempt member who has failed to comply with the community service requirement.

Documentation of compliance or non-compliance will be placed in each resident file.

8. Noncompliance

If the PHA determines that a resident who is not an “exempt individual” has not complied with the community service requirement, the PHA must notify the resident:

1. of the non-compliance;
2. that the determination is subject to the PHA's administrative grievance procedure;
3. that unless the resident enters into an agreement under paragraph 4. of this section, the lease of the family of which the non-compliant adult is a member may not be renewed. However, if the non-compliant adult moves from the unit, the lease may be renewed;
4. that before the expiration of the lease term, the PHA must offer the resident an opportunity to cure the non-compliance during the next twelve (12)-month period; such a cure includes a written agreement by the non-compliant adult ***and the head of household (as applicable)*** to complete as many additional hours of community service or economic self-sufficiency activity needed to make up the total number of hours required over the twelve (12)-month term of the lease.

NOTICE

Although we have made our best effort to comply with regulations, laws, and Federal/local policies the Nelrod Company does not offer advice on legal matters or render legal opinions. We recommend that this policy be reviewed by the Housing Authority's general counsel and/or attorney prior to approval by the Board of Commissioners.

The Nelrod Company is not responsible for any changes made to these policies by any party other than the Nelrod Company.

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*This section may be optional contingent on HUD policies
and/or regulation changes.*

**COMMUNITY SERVICE POLICY
FOR THE
HOUSING AUTHORITY OF THE
CITY OF PUEBLO, COLORADO**

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COMMUNITY SERVICE POLICY

Section 512 of the Quality Housing and Work Responsibility Act of 1998, which amends Section 12 of the Housing Act of 1937, establishes a new requirement for non-exempt residents of public housing to contribute eight (8) hours of community service each month or to participate in a self-sufficiency program for eight (8) hours each month. Community service is a service for which individuals are not paid. The Housing Authority of the City of Pueblo (herein referred to as PHA) believes that the community service requirement should not be perceived by the resident to be a punitive or demeaning activity, but rather to be a rewarding activity that will benefit both the resident and the community. Community service offers public housing residents an opportunity to contribute to the communities that support them.

In order to effectively implement this new requirement, the Housing Authority of the City of Pueblo establishes the following Policy.

A. Community Service

The PHA will provide residents, identified as required to participate in community service, a variety of voluntary activities and locations where the activities can be performed. The activities may include, but are not limited to:

- C improving the physical environment of the resident's developments;
- C selected office related services in the development or Administrative Office;
- C volunteer services in local schools, day care centers, hospitals, nursing homes, youth or senior organizations, drug/alcohol treatment centers, recreation centers, etc;
- C neighborhood group special projects;
- C self-improvement activities such as household budget, credit counseling, English proficiency, GED classes or other educational activities;
- C tutoring elementary or high school age residents; and
- C serving in on-site computer training centers.

Voluntary political activities are prohibited.

B. Program Administration

The PHA may administer its own community service program in conjunction with the formation of cooperative relationships with other community based entities such as TANF, Social Services Agencies or other organizations which have as their goal, the improvement and advancement of disadvantaged families. The PHA may seek to contract its community service program out to a third-party.

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In conjunction with its own or partnership program, the PHA will provide reasonable accommodations for accessibility to persons with disabilities. The PHA may directly supervise community service activities and may develop and provide a directory of opportunities from which residents may select. When services are provided through partnering agencies, the PHA will confirm the resident's participation. Should contracting out the community service function be determined to be the most efficient method for the PHA to accomplish this requirement, the PHA will monitor the agency for contract compliance.

The PHA will assure that the service is not labor that would normally be performed by PHA employees responsible for the essential maintenance and property services.

C. Self-Sufficiency

The PHA will inform residents that participation in self-sufficiency activities for eight (8) hours each month can satisfy the community service requirement and encourage non-exempt residents to select such activities to satisfy the requirement. ***It should be noted that an individual may satisfy this requirement through a combination of community service and self-sufficiency activities totaling at least eight (8) hours per month.*** Such activities can include, but are not limited to:

- C apprenticeships and job readiness training;
- C substance abuse and mental health counseling and treatment;
- C English proficiency, GED, adult education, junior college or other formal education;
- C household budgeting and credit counseling;
- C small business training.

The PHA may sponsor its own economic self-sufficiency program or coordinate with local social services, volunteer organizations and TANF agencies.

D. Geographic Location

The PHA recognizes that the intent of this requirement is to have residents provide service to their own communities, either in the PHA's developments or in the broader community in which the PHA operates.

E. Exemptions

In accordance with provisions in the Act, the PHA will exempt from participation in community service requirements the following groups:

- C adults who are 62 years of age or older;

- C persons engaged in work activities as defined under Social Security (full-time or part-time employment);
- C participants in a welfare to work program;
- C persons receiving assistance from and in compliance with State programs funded under part A, title IV of the Social Security Act; and
- C the disabled but only to the extent that the disability makes the person “unable to comply” with the community service requirements.

The PHA will determine, at the next regularly scheduled reexamination, *on or after the Fiscal Year beginning April 1, 2001* the status of each household member eighteen (18) years of age or older with respect to the requirement to participate in community service activities. The PHA will use the “PHA Family Community Service Monthly Time-Sheet” to document resident eligibility and the hours of community service. A record for each adult will be established and community service placement selections made. Each non-exempt household member will be provided with forms to be completed by a representative of the service or economic self-sufficiency activity verifying the hours of volunteer service conducted each month.

The PHA will also assure that procedures are in place which provide residents the opportunity to change status with respect to the community service requirement. Such changes include, but are not limited to:

- C going from unemployment to employment;
- C entering a job training program;
- C entering an educational program which exceeds eight (8) hours monthly.

All exemptions to the community service requirement will be verified and documented in the resident file. Required verifications may include, but not be limited to:

- C third-party verification of employment, enrollment in a training or education program, welfare to work program or other economic self sufficiency activities;
- C birth certificates to verify age 62 or older; or
- C if appropriate, verification of disability limitations.

Families who pay flat rents, live in public housing units within market rate developments or families who are over income when they initially occupy a public housing unit will not receive an automatic exception.

F. Cooperative Relationships with Welfare Agencies

The PHA may initiate cooperative relationships with local service agencies that provide assistance to its families to facilitate information exchange, expansion of community service/self-sufficiency

program options and aid in the coordination of those activities.

G. Lease Requirements and Documentation

The PHA's lease has a twelve (12)-month term and is automatically renewable except for non-compliance with the community service requirement. The lease also provides for termination and eviction of the entire household for such non-compliance. The lease provisions will be implemented for current residents at the next regularly scheduled reexamination. The PHA will not renew or extend the lease if the household contains a non-exempt member who has failed to comply with the community service requirement.

Documentation of compliance or non-compliance will be placed in each resident file.

H. Noncompliance

If the PHA determines that a resident who is not an "exempt individual" has not complied with the community service requirement, the PHA must notify the resident:

1. of the non-compliance;
2. that the determination is subject to the PHA's administrative grievance procedure;
3. that unless the resident enters into an agreement under paragraph 4. of this section, the lease of the family of which the non-compliant adult is a member may not be renewed. However, if the non-compliant adult moves from the unit, the lease may be renewed;
4. that before the expiration of the lease term, the PHA must offer the resident an opportunity to cure the non-compliance during the next twelve (12)-month period; such a cure includes a written agreement by the non-compliant adult ***and the head of household (as applicable)*** to complete as many additional hours of community service or economic self-sufficiency activity needed to make up the total number of hours required over the twelve (12)-month term of the lease.

NOTICE

Although we have made our best effort to comply with regulations, laws, and Federal/local policies the Nelrod Company does not offer advice on legal matters or render legal opinions. We recommend that this policy be reviewed by the Housing Authority's general counsel and/or attorney prior to approval by the Board of Commissioners.

The Nelrod Company is not responsible for any changes made to these policies by any party other than the Nelrod Company.

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PET OWNERSHIP RULES
(ELDERLY/DISABLED, FAMILY, SCATTERED HOUSING & APARTMENT COMPLEXES)
FOR
THE HOUSING AUTHORITY OF THE
CITY OF PUEBLO, COLORADO

HOUSING AUTHORITY OF THE CITY OF PUEBLO

Pet Ownership Rules for Elderly/Disabled and Families

1. Common household pet means a domesticated cat, dog, bird, gerbil, hamster, guinea pig and fish in aquariums. Reptiles of any kind, as well as mice and rats are prohibited. Exceptions can include small turtles in a terrarium. These definitions do not include any wild animal, bird of prey, dangerous fish, snakes, spiders, or other insects, or any farm animals.
2. Each household shall have only one pet (except fish or birds). The limit for birds is two (2).
3. The pet owner shall have only one small cat or one dog. All four-legged, warm-blooded pets shall be **15 pounds** or less. The animal's height shall not exceed **twelve inches**, measurement will be from ground to top of the animal's back. Such limitations do not apply to a **service animal** used to assist a handicapped or disabled resident.
4. Pet owners shall license their pets yearly with the City of Pueblo, Colorado as required by law. The pet owner must show the HACP proof of rabies and distemper booster inoculations and licensing annually.

All registrations of pets with the HACP will be updated annually and the resident must provide HACP with: proof of license, inoculation, and a copy of veterinarian's records noting the date the pet was spayed or neutered. Veterinarian's records are to also include the date the pet was weighed and measured. An updated photograph of the pet is to be submitted at annual registration of the pet. All pet owners will receive a pet sticker to display on the front door or for the window of the unit. The pet sticker will be good for one year. A fine of **twenty-five dollars (\$25.00)** will be assessed to the resident's account if the pet is registered and the pet sticker is not properly displayed on the front door or on the front window of the unit. There is a **five dollar (\$5.00)** charge for all replacement stickers. Any pet owner who fails to provide complete pet registration information or fails to annually update the required registration must remove the pet from HACP property.

5. All pets will be registered, deposits paid, all required paper work completed, pet weighed, measured and a photograph of the pet will be submitted to the Housing manager for approval of registration of the pet.
6. All dogs and cats will wear a collar with identification tag, including phone number of resident, in the event of emergency.
7. Residents are required to have their cat or dog bathed and dipped for fleas periodically, receipt for this service may be asked for by the Housing Manager.

8. No pet owner shall keep a pet in violation of State or local health humane laws or

ordinances. Any failure of these pet ownership rules to contain other applicable State or local laws or ordinances does not relieve the pet owner of the responsibility for complying with such requirements.

9. The pet owner shall have his or her cat or dog spayed or neutered and shall pay the cost thereof. A veterinarian shall verify that the spaying or neutering has been accomplished. If the animal is less than six (6) months old, resident must agree to have the appropriate procedures performed when the animal reaches the age of six (6) months. Exceptions to this requirement shall be granted only upon certification from a veterinarian that permanent harm may result from this procedure due to the pet's age or illness.
10. The pet owner shall house the pet inside the pet owner's dwelling unit. The pet owner shall keep a cat or a dog on a leash and shall control the animal when it is taken out of the dwelling unit for any purpose. The owner of a bird(s) shall confine them to a cage at all times. No pet owner shall allow his or her pet to be unleashed or loose outside the pet owner's dwelling unit.
11. No resident shall keep, raise, train, breed or maintain any pet of any kind at any location, either inside or outside the dwelling unit, for any commercial purpose.
12. No pet owner shall keep a vicious or intimidating pet on the premises (i.e., pit bulls or any other vicious or intimidating breeds). Any animal identified in local or State law or ordinance as dangerous or vicious will be prohibited. If the pet owner declines, delays or refuses to remove the pet from the premises, the HACP shall do so, in order to safeguard the health and welfare of other residents and HACP staff. The HACP will issue a three (3) day notice of proposed lease termination for threat to health and safety. Residents will not be entitled to a Grievance Hearing according to the Dwelling Lease.
13. No pet owner shall permit his or her pet to disturb, interfere or diminish the peaceful enjoyment of the pet owner's neighbors or other residents. The terms "disturb, interfere or diminish" shall include but not be limited to barking, howling, biting, scratching, chirping and other activities of a disturbing nature. If the pet owner declines, delays, or refuses to remove the pet from the premises, the HACP shall do so. The HACP will issue a three (3) day notice of proposed lease termination for threat to health and safety. Resident will not be entitled to a Grievance Hearing according to the Dwelling Lease.
14. The owner of a cat shall feed the animal at least once per day; provide a litter box inside the dwelling unit; clean the litter box at least every two (2) days; and take the animal to a veterinarian at least once per year. The pet owner shall not permit refuse from the litter box to accumulate or to become unsanitary or unsightly, and shall dispose of such droppings by placing them in a sack in a designated container outside the building where the pet owner lives.

15. The owner of a dog shall feed the animal at least once per day; take the animal for a walk

twice a day or as needed for the animal to relieve his/her self. The pet owner shall remove the animals droppings. The pet owner shall not permit dog droppings to accumulate or to become unsanitary or unsightly, and shall dispose of such droppings by placing them in a sack in a designated container outside the building where the pet owner lives. The owner shall take the animal to a veterinarian at least once per year.

The HACP has imposed a separate Pet Waste Removal Charge of ***twenty-five dollars (\$25.00)*** for each occurrence of pet owner's failure to remove pet waste in accordance with the prescribed rules.

16. The pet owner shall take the precautions and measures necessary to eliminate pet odors within and around the dwelling unit, and shall maintain the dwelling unit in a sanitary condition at all times, as determined by the HACP.
17. The pet owner shall keep the pet, dwelling unit, and surrounding areas free of fleas, ticks and/or other vermin. Resident is required to take whatever action necessary to insure that their pet does not bring any fleas or ticks into the building. The resident is responsible for the cost of flea, ticks and/or other vermin extermination.
18. No pet owner shall alter the dwelling unit or the surrounding premises to create a space, hole, container or enclosure for any pet.
19. Resident agrees that the HACP staff shall have the right to remove any pet should the pet become or display symptoms of severe illness or demonstrate other behavior that constitutes an immediate threat to the health or safety of the tenancy as a whole. If the HACP requests that the resident remove the pet from the premises and the resident refuses to do so, or if the HACP is unable to contact the resident to make the request, the HACP may take such actions as deemed necessary, e.g. placing the pet in a facility that will provide the pet with care and shelter at the expense of the pet owner for a period not to exceed thirty (30) days.
20. Resident agrees that the HACP have the right to enter a dwelling unit where a pet has been left unattended for twenty-four (24) hours, remove the pet and transfer it to the proper local authorities, subject to any provisions of State or local law or ordinances in this regard. The HACP shall accept no responsibility for the pet under such circumstances.

A ***twenty-five dollar (\$25.00)*** service charge will be assessed to the resident's account when HACP staff are denied access to the unit, to perform work orders or inspections, because of an unsupervised pet.

21. Each pet owner shall pay a non-refundable pet fee of \$_____ and a refundable pet deposit of \$_____. A refundable deposit of \$_____ will be charged for aquariums. There is no pet deposit for birds, gerbils, hamsters, guinea pigs or turtles. The pet fee/deposit is not part of the rent payable by the pet owner, and is in addition to any other financial obligation generally imposed on residents of the development where the pet owner lives.

The HACP shall use the non-refundable pet fee only to pay reasonable expenses directly

attributable to the presence of the pet in the development, including, but not limited to the cost of repairs and replacements to, and the fumigation of, the pet owner's dwelling unit. The refundable deposit will be used, if appropriate, to correct damages caused by the presence of the pet.

The HACP shall refund the unused portion of the refundable pet deposit to the pet owner within sixty (60) days after the pet owner moves from the dwelling unit or no longer owns or keeps a pet in the dwelling unit.

22. All residents, including the elderly and disabled, are prohibited from feeding, housing or caring for stray animals. Such action shall constitute having a pet without permission of the HACP. Only registered pets are authorized to be kept in the dwelling unit. No substitutions are allowed. No other pet shall be permitted on the premises by resident, their guests, or occupants except those animals trained to assist the disabled. No pet sitting is allowed.
23. Each pet owner shall identify an alternate custodian for his or her pet. If the pet owner is ill or absent from the dwelling unit and unable to care for his or her pet, the alternate custodian shall assume responsibility for the care and keeping of the pet, including, if necessary, the removal of the pet from HACP premises.
24. The HACP will not be responsible for any pet which gets out of a unit when maintenance employees or management staff enter for the purpose of making repairs or inspections. The family is responsible for removing the pet when maintenance or management is scheduled or assuring that a responsible family member is present to control the pet.
25. In addition to other inspections permitted under the original lease, the HACP may, after reasonable notice to the pet owner and during reasonable hours, enter and inspect the dwelling unit. These inspections will be conducted only if a written, signed complaint has been received or the Housing Manager has reasonable grounds to believe that the conduct or conditions of a pet in the dwelling unit constitutes a nuisance or a threat to the health or safety of the resident or other residents of the development.
26. No pets will be allowed in common areas (such as lobbies, laundry rooms, social rooms or common yard areas)
27. **If the pet's health is threatened because of the resident's inability to care for the pet due to the resident's illness, absence from the unit, or because of mistreatment of the pet, the HACP will notify the responsible person listed in the Pet Policy Addendum. If the individual is either unwilling or unable to care for the pet, or if the HACP is unable to contract the responsible party, the HACP will place the pet in a shelter for a maximum of thirty (30) days. If no responsible party is found, state or local authorities will be contacted.**
28. **The resident shall be responsible for arranging for burial or other disposal, off the premises, of pets in the event of the death of the pet.**

9. **Liability for Damages, Cleaning, etc.:** Resident shall be liable for the entire amount of all

damages caused by such pet and all cleaning, extermination, and deodorizing required because of such pet. This applies to floor coverings, doors, walls, drapes, wallpaper, windows, screens, furniture, appliances, and any other part of the development including landscaping or other improvements. If such items cannot be satisfactorily cleaned or repaired, resident must pay for complete replacement. Payment for damages, repairs, cleaning, replacements, etc., shall be due immediately upon demand.

RESIDENT SHALL BE STRICTLY LIABLE FOR THE ENTIRE AMOUNT OF ANY INJURY TO THE PERSON OR PROPERTY OF OTHERS CAUSED BY SUCH PET AND RESIDENT SHALL BE LIABLE TO HACP FOR ALL COSTS OF LITIGATION AND ATTORNEY'S FEES RESULTING FROM SAME.

30. If a resident, including a pet owner, breaches any of the rules set forth above, the HACP may revoke the pet permit and evict the resident or pet owner.

I have received a written copy of the HACP Pet Ownership Policy and pet rules. I hereby agree to comply with the HACP Pet Ownership Policy and pet rules. I acknowledge that any violation of these rules may be grounds for removal of the pet or termination of my tenancy or both in accordance with the provisions of the dwelling lease and state or local laws.

Resident's Signature Date HACP Staff member Date

ALTERNATE CUSTODIAN FOR MY PET

Custodian's first, middle and last name; post office box; street address; zip code; area code and telephone number:

Name Address Phone #

Refundable Damage Deposit _____ _____
 Amount Paid **Date**

Non-refundable Pet Fee _____ _____
 Amount Paid **Date**

Return to the Housing Authority 2601 Crawford St. Pueblo Co 81004

Housing Authority of the City of Pueblo

Attachment: CO002J01

Component 3, (6) Deconcentration and Income Mixing

- a. Yes No: Does the PHA have any general occupancy (family) public housing developments covered by the deconcentration rule? If no, this section is complete. If yes, continue to the next question.
- b. Yes No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments? If no, this section is complete.

If yes, list these developments as follows:

Deconcentration Policy for Covered Developments			
Development Name:	Number of Units	Explanation (if any) [see step 4 at §903.2(c)(1)(iv)]	Deconcentration policy (if no explanation) [see step 5 at §903.2(c)(1)(v)]
Sangre De Cristo CO2-01	212	C	<ol style="list-style-type: none"> 1. Provide incentives designed to encourage families with incomes below the Established Income Range to accept units in developments with incomes above the Established Income Range, or vice versa, including rent incentives, affirmative marketing plans, or added amenities; 2. Target investment and capital improvements toward developments with an average income below the Established Income Range to encourage applicant families whose income is above the Established Income Range to accept units in those developments; 3. Establish a preference for admission of working families in developments below the Established Income Range; 4. Skip a family on the waiting list to reach another family in an effort to further goals of the PHA's deconcentration policy; 5. Provide such other strategies as permitted by statute and determined by the PHA in consultation with the residents and the community, through the PHA Annual Plan process, to be
			Responsive to the local context and the PHA's strategic objectives. Process, to be responsive to the local context and the PHA's strategic objectives.

Scattered CO2-04	78	C	
Scattered CO2-08	55	C	
Scattered CO2-015	12	C	
Montezuma CO2-017	20	C	
Scattered CO2-018	20	C	
Scattered CO2-020	38	C	
Scattered CO2-022	6	C	
Scattered CO2-023	3	C	
Scattered CO2-025	11	C	
Scattered CO2-27	10	C	

Note: When completing this attachment for the PHA Plan, pull this template from the HUD PHA Plan Website. The explanation and policy columns will expand as the chosen explanations or policies are entered.

1. Summary of Policy or Program Changes for the Upcoming Year

In this section, briefly describe changes in policies or programs discussed in last year's PHA Plan that are not covered in other sections of this Update.

PHA will implement special incentives to encourage higher income applicants to accept units in the Sangre de Cristo development.

Established preference revised to include not only working families, but those unable to work because of age or disability.

Housing Authority of the City of Pueblo

May 12, 2000 (updated Nov. 16, 2000).

Follow-up Plan

1. Design a streamlined resident survey and mail to all residents with a return deadline.
2. Once the survey are returned, the Management Department will set up resident meetings to discuss the concerns identified in the survey.
3. Acknowledge the needs identified on the survey and any that may develop at the resident meeting (s).
4. If funding is needed to respond to resident concerns the funding will be provided by the operating and/or capital funds depending on the cost to accomplish the work.
5. Concerns, if any, relating to maintenance issues will be forwarded to the Maintenance Department.
6. Maintenance can then schedule the work to be done;
 1. It appears from the HUD survey that the residents are concerned about inadequate lighting; broken glass and litter occasionally found in the playgrounds; and the upkeep of our parking lots.
 2. **Staff will check the lights in the common area and the parking lots every four weeks.** If a work order for non-working lights is called in, staff will respond within 7 days.
 3. Staff will pick up **trash and debris from playground and parking lots** Monday through Friday except holidays between 8 a.m. and 9 a.m. The problems occur on weekends when the youngsters break bottles in those areas and remain there until staff cleans those areas on Monday morning. Parents, of the children who use the playgrounds, will be encouraged to pick up the broken glass on weekends to avoid accidents.
7. Periodically remind tenants to call the Maintenance Department with maintenance concerns. A reminder will be included with the rent statements each quarter.
8. The Management Department will continue to provide the residents with notices pertaining to meetings to discuss the **Neighborhood Watch program**, security and safety matters. Due to lack of interest from the tenant, we have been unsuccessful in forming a Neighborhood Watch program but we will continue to pursue this idea.
9. Meetings will continue to be scheduled with the police department to discuss criminal activity in public housing and how to best respond to the problems.
10. Tenant information will be updated and provided to the police on a monthly basis. In return the police will continue to provide the Housing Authority with crime statistics. The police department has been unsuccessful in implementing an efficient software program that will provide the Housing Authority with crime activity on a development by development basis. The police continue to work on their computer problems and anticipate that within the next year an efficient program will be in place.
11. The Occupancy Department has been authorized by the Board of Commissioners to utilize

CBI crime reports for the new applicants. The objective to better screen or future residents. This may help diminish the increased criminal activity in public housing.

The objective of this plan is to respond to tenant concerns identified in HUD's survey. The primary concerns relate to:

- lighting in the parking areas
- debris and broken glass found in the playground areas
- Neighborhood Watch program

c: A Survey Follow up Strategy 2000

Housing Authority of the City of Pueblo

Agency Plan Component 10 (B) Voluntary Conversion Initial Assessments:

- A. How many of the PHA's developments are subject to the Required Initial Assessment?

<u>Development</u>	<u>#</u>	<u>Development Name</u>	<u># Units</u>
CO002001		Sangre de Cristo	212
CO002002		Scattered Sites	47
CO002005		Eastwood Heights	65
CO002006		Hyde Park	57
CO002008		Scattered	55
CO06-P002-015		Scattered	12
CO06-P002-017		Montezuma	20
CO06-P002-018		Scattered Sites	20
CO06-P002-020		Scattered Sites	38
CO06-P002-022		Scattered Sites	6
CO06-P002-023		Scattered Sites	3
CO06-P002-025		Scattered Sites	11
CO06-P002-027		Scattered Sites	10

- B. How many of the PHA's developments are not subject to the Required Initial Assessments based on exemptions (e. g., elderly and/or disabled developments not general occupancy projects)?

<u>Development</u>	<u>#</u>	<u>Development Name</u>	<u># Units</u>
CO002003		Mesa Tower	103
CO002003		Ogden Apts. And Amarillo Apts.	78
CO06-P002-011		The Vail	56
CO06-P002-014		Minnequa Park	40

- C. How many Assessments were conducted for the PHA's covered developments?

13

- D. Identify PHA developments that may be appropriate for conversion based in the Required Initial Assessments:

None

- E. If the PHA has not completed the Required Initial Assessments, describe the status of these assessments.

N/A

**Annual Statement /Performance and Evaluation Report
Capital Fund Program (CFP)
Part I: Summary**

HA Name Housing Authority of the City of Pueblo	Capital Fund Grant Number CO06P00250100	FFY of Grant Approval 2000
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Original Annual Statement Reserve for Disaster/Emergencies Revised Annual Statement/Revision Number__1__

Performance and Evaluation Report for Program Year Ending 9/30/2001 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations (may not exceed 10% of 20)	135,882.00	135,156.94	17,401.31	17,401.31
3	1408 Management Improvements	141,880.00	70,940.00	0.00	0.00
4	1410 Administration	256,300.00	64,075.00	41,106.56	41,106.56
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	50,000.00	25,000.00	13,528.23	13,528.23
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	69,125.00	32,172.70	14,772.70	5,847.70
10	1460 Dwelling Structures	798,420.00	1,175,787.36	1,155,482.01	474,579.90
11	1465.1 Dwelling Equipment-Nonexpendable	26,075.00	0.00	15,814.00	10,954.00
12	1470 Non-dwelling Structures	26,000.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment	72,500.00	72,500.00	17,523.50	17,523.50
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	0.00	550.00	550.00	550.00
18	1498 Mod Used for Development	0.00	0.00	0.00	0.00
19	1502 Contingency (may not exceed 8% of 20)	0.00	0.00	0.00	0.00
20	Amount of Annual Grant (Sum of lines 2-19)	1,576,182.00	1,576,182.00	1,276,178.31	581,491.20
21	Amount of line 20 Related to LBP Activities	0.00	0.00	0.00	0.00
22	Amount of line 20 Related to Section 504 Compliance	0.00	0.00	0.00	0.00
23	Amount of line 20 Related to Security	0.00	0.00	0.00	0.00
24	Amount of line 20 Related to Energy Conservation	0.00	0.00	0.00	0.00

	Acct #1450 Rev	Acct #1450 Obligated	Acct #1450 Expended	Acct #1460 Rev	Acct #1460 Obligated	Acct #1460 Expended
Co02001	2,000.00	0.00	0.00	8,500.00	4,994.60	4,994.60
Co02002	12,800.00	12,800.00	3,875.00	923,724.76	923,724.76	242,822.65
Co02003	0.00			0.00		
Co02004	3,000.00			10,000.00	3,203.40	3,203.40
Co02005	0.00			10,000.00		
Co02006	2,000.00			13,521.31	10,673.46	10,673.46
Co02008	4,000.00			0.00		
Co02009	3,900.00			0.00		
Co06P002010	0.00			0.00	250.00	250.00
Co06P002011	0.00			203,669.61	203,669.61	203,669.61
Co06P002014	0.00			0.00		
Co06P002015	0.00			0.00		
Co06P002017	0.00			0.00		
Co06P002018	1,175.00	1,175.00	1,175.00	3,103.98	3,103.98	3,103.98
Co06P002020	3,297.70	797.70	797.70	3,267.70	3,267.70	3,267.70

Co06P002022	0.00			0.00	2,594.50	2,594.50
Co06P002025	0.00			0.00		
	32,172.70	14,772.70	5,847.70	1,175,787.36	1,155,482.01	474,579.90

Annual Statement /Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Part II: Supporting Pages

Federal FY of Grant: 2000

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
HA-Wide Mgmt. Improvmts	Resident Development Coordinator	1408		26,000.00	13,000.00	0.00	0.00	
	Resident Initiatives Coordinator	"		25,000.00	12,500.00	0.00	0.00	
	Benefits for above employees	"		20,400.00	10,200.00	0.00	0.00	
	Security	"		15,000.00	7,500.00	0.00	0.00	
	Resident training	"		15,000.00	7,500.00	0.00	0.00	
	Staff training	"		12,000.00	6,000.00	0.00	0.00	
	Consulting services	"		28,480.00	14,240.00	0.00	0.00	
			Total 1408	141,880.00	70,940.00	0.00	0.00	
HA-Wide Admin	Funding for Staff and other admin. costs @ 10% of the annual grant amount	1410		256,300.00	64,075.00	41,106.56	41,106.56	
HA-Wide Fees and Costs	A & E services @ 7% of the annual grant amount	1430		50,000.00	25,000.00	13,528.23	13,528.23	
HA-Wide	Nonroutine vacancy prep.	1460		0.00	0.00			
"	Nonroutine PM repairs	1460		0.00	0.00			
"	Non dwelling equipment	1475		49,030.00	49,030.00	1,412.00	1,412.00	
"	Vehicle replacement	1475		23,470.00	23,470.00	16,111.50	16,111.50	
"	Demolition (specify location[s])	1485		0.00	0.00			
"	Relocation expenses	1495.1		0.00	0.00	0.00	0.00	

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002001 Sangre de Cristo Apts.	Site: Concrete repair/replacement: sidewalks, porch stoops and overhangs.	1450		2,000.00	2,000.00	0.00	0.00	Work will be completed in CFP Co06P002501-01
	Replace existing clothes lines and poles.	1450		1,575.00	0.00	0.00	0.00	
			Total Site:	3,575.00	2,000.00	0.00	0.00	
	Building Exterior:							
			Total B.E.:	0.00	0.00	0.00	0.00	
	Dwelling Units: Replace all interior hollow core and bi-f doors	1460		15,000.00	6,000.00	4,994.60	4,994.60	
	Replace vinyl tile in 10% of units			16,500.00	2,500.00			
			Total DUs:	31,500.00	8,500.00	4,994.60	4,994.60	
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
Community Center	Non Dwelling Structure Paint interior of building	1470		6,600.00	0.00	0.00	0.00	All renovations at the Community Center were completed in project Comp Fund Co06P002708-99
	Install ADA signage			1,000.00	0.00	0.00	0.00	
	Install additional insulation in attic space			3,400.00	0.00	0.00	0.00	
	Relocate water heater			2,100.00	0.00	0.00	0.00	
	Replace plumbing fixtures			4,900.00	0.00	0.00	0.00	
	Refurbish all casework			8,000.00	0.00	0.00	0.00	

	Nondwelling Equipment: None	1475	Total ICAs:	26,000.00	0.00	0.00	0.00
				0.00	0.00		
			Total NDE:	0.00	0.00	0.00	0.00
Total,	Sangre de		Project Total:	61,075.00	10,500.00	4,994.60	4,994.60

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002002 Scattered Sites	Site: None	1450		0.00	12,800.00	12,800.00	3,875.00	
			Total Site:	0.00	12,800.00	12,800.00	3,875.00	
	Comprehensive modernization moved from CFP Co06P002501-01 by fungibility	1460		10,000.00	923,724.76	923,724.76	242,822.65	
			Total M&E:	10,000.00	923,724.76	923,724.76	242,822.65	
	Building Exterior:							
			Total B.E.:	0.00	0.00	0.00	0.00	
	Dwelling Units:	1460						
			Total DUs:	0.00	0.00	0.00	0.00	
	Dwelling Equipment: Replace 20% of ranges and refrigerators	1465.1			10,575.00	4,860.00		
			Total D.E.:	10,575.00	4,860.00	0.00	0.00	
Relocation	1495				550.00	550.00	550.00	

Cortez	816,464.56
P&A	77,317.20
Evans	7,643.00
P&A	13,786.00
Aarons	8,514.00
	<hr/> 923,724.76

Total, Scattered

Total Relocation		550.00	550.00	550.00
Project Total:	20,575.00	941,934.76	937,074.76	247,247.65

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002003 Mesa Tower	Site:	1460						Work will be completed in CFP Co06P002501-01
	Tree trimming/removal			7,200.00	0.00			
	Total Site:			7,200.00	0.00	0.00	0.00	
	Total M&E:			0.00	0.00	0.00	0.00	
	Building Exterior: None			0.00	0.00			
	Total B.E.:			0.00	0.00			
	Dwelling Units:							
	Total DUs:			0.00	0.00			
	Dwelling Equipment: None		1465.1		0.00	0.00		
	Total D.E.:			0.00	0.00			
	Interior Common Areas: None		1470		0.00	0.00		
	Total ICAs:			0.00	0.00			
	Site-Wide Facilities: None		1470		0.00	0.00		
	Total SWFs:			0.00	0.00			
Nondwelling Equipment: None	1475		0.00	0.00				
Total NDE:		0.00	0.00					
Total, Mesa Tower		Project Total:	7,200.00	0.00	0.00	0.00		

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002004 Scattered Sites Homes	Site: Repair/replace sidewalks			3,000.00	3,000.00			Comprehensive modernization for project Co002004 scheduled in Cap Fund project Co06P002501-02
	Total Site:			3,000.00	3,000.00			
	Mechanical and Electrical: Replace toilets, lavatories, tubs/surrounds faucets and fittings.		1460		10,500.00	0.00		
				0.00	0.00			
	Total M&E:			10,500.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
	Total B.E.:			0.00	0.00			
	Dwelling Units: Replace interior doors/hardware (5 years) Replace carpet in elderly units (5 years)	1460		5,000.00	5,000.00	1,705.40	1,705.40	
				5,000.00	5,000.00	1,498.00	1,498.00	
	Total DUs:			10,000.00	10,000.00	3,203.40	3,203.40	
	Dwelling Equipment: Replace ranges and refrigerators (5 years)	1465.1		5,400.00	0.00			
	Total D.E.:			5,400.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
	Total ICAs:			0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
Total SWFs:			0.00	0.00				
Nondwelling Equipment: None	1475		0.00	0.00				

Total, Scattered Sites	Total NDE:	0.00	0.00		
	Project Total:	28,900.00	13,000.00	3,203.40	3,203.40

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002005 Eastwood Heights	Site: Upgrade site lighting at elderly units Recondition/resod lawns. Install sprinkler timers at Amarillo Apartments	1450		7,200.00	0.00			Convert to lease arrangement in operations Work will be completed in CFP Co06P002501-01
				9,750.00	0.00			
			Total Site:	16,950.00	0.00			
	Mechanical and Electrical: None	1460		0.00	0.00			
			Total M&E:	0.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: Replace floor tile (5 years)	1460		22,500.00	10,000.00			
			Total DUs:	22,500.00	10,000.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
		Total SWFs:	0.00	0.00				
Nondwelling Equipment: None	1475		0.00	0.00				
		Total NDE:	0.00	0.00				
Total, Eastwood		Project Total:	39,450.00	10,000.00	0.00	0.00		

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002006 Hyde Park Homes	Site: Repair/replace concrete driveways, sidewalk Provide concrete splashblocks	1450		2,000.00 4,000.00	2,000.00 0.00			Operations
	Total Site:			6,000.00	2,000.00			
	Mechanical and Electrical: None	1460		0.00	0.00			
	Total M&E:			0.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
	Total B.E.:			0.00	0.00			
	Dwelling Units: Repair/replace toilets, lavatories, tub/surrounds showers, faucets, fittings, medicine cabinets, and hardware (5 years) Install range hoods/grease shields Replace all interior doors and hardware (5 years) Replace flooring	1460		10,000.00 2,000.00 10,000.00 0.00	7,115.31 0.00 5,000.00 1,406.00	7,115.31 2,152.15 1,406.00	7,115.31 2,152.15 1,406.00	Comprehensive modernization scheduled for Cap Fund Project Co06P002501-03
	Total DUs:			22,000.00	13,521.31	10,673.46	10,673.46	
	Dwelling Equipment: None	1465.1		0.00	0.00	0.00	0.00	
	Total D.E.:			0.00	0.00	0.00	0.00	
	Interior Common Areas: None	1470		0.00	0.00	0.00	0.00	
	Total ICAs:			0.00	0.00	0.00	0.00	
	Site-Wide Facilities: None	1470		0.00	0.00	0.00	0.00	
	Total SWFs:			0.00	0.00	0.00	0.00	
	Nondwelling Equipment: None	1475		0.00	0.00	0.00	0.00	
	Total NDE:			0.00	0.00	0.00	0.00	

Total, Hyde Park

Project Total:	28,000.00	15,521.31	10,673.46	10,673.46
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Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)	
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)		
Co002008 Scattered Sites	Site: Concrete repairs Regrade sites for proper drainage; install splashblocks	1450		4,000.00	4,000.00	0.00	0.00	Operations	
				2,000.00	0.00	0.00	0.00		
	Total Site:		6,000.00	4,000.00					
	Mechanical and Electrical: None	1460		0.00	0.00				
	Total M&E:		0.00	0.00					
	Building Exterior: None	1460		0.00	0.00				
	Total B.E.:		0.00	0.00					
	Dwelling Units: fixtures, toilet, sink, tub/surround, lavatories, faucets, electrical receptacles, switches, interior doors and hardware, kitchen cabinets and countertops, interior paint as needed after repairs.	1460		50,000.00	0.00	0.00	0.00		Work will be completed in CFP Co06P002501-01
	Flooring replacement			20,000.00	0.00	0.00	0.00		
	Window replacement			15,000.00 0.00	0.00	0.00	0.00		
	Total DUs:		85,000.00	0.00	0.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00				
	Total D.E.:		0.00	0.00					
	Interior Common Areas: None	1470		0.00	0.00				
	Total ICAs:		0.00	0.00					
Site-Wide Facilities:									

None	1470		0.00	0.00			
		Total SWFs:	0.00	0.00			
		None	1475	0.00	0.00		
				Total NDE:	0.00	0.00	
Total, Scattered Sites		Project Total:	91,000.00	4,000.00	0.00	0.00	

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co002009 Handicapped	Site: Install sprinkler timers, replace/install sod	1450		3,900.00	3,900.00			
			Total Site:	3,900.00	3,900.00			
	Mechanical and Electrical: None	1460		0.00	0.00			
			Total M&E:	0.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: None	1460		0.00	0.00			
			Total DUs:	0.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
Nondwelling Equipment: None	1475		0.00	0.00				
		Total NDE:	0.00	0.00				
Total, Handicapped			Project Total:	3,900.00	3,900.00	0.00	0.00	

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002010 Scattered Homes	Site: Landscaping and sod replacement Regrade sites for proper drainage	1450		2,000.00 3,000.00	0.00 0.00			
			Total Site:	5,000.00	0.00	0.00	0.00	
	Mechanical and Electrical: plumbing trim, garbage disposals, waste hookups	1460		10,000.00	0.00			
			Total M&E:	10,000.00	0.00	0.00	0.00	
	Building Exterior: None	1460		0.00	250.00	250.00	250.00	
			Total B.E.:	0.00	250.00	250.00	250.00	
	Dwelling Units: Replace interior and bi-fold doors (5 years)			3,300.00	0.00			
	Replace flooring (5 years)	1460		10,000.00	0.00			
			Total DUs:	13,300.00	0.00	0.00	0.00	
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
	Nondwelling Equipment: None	1475		0.00	0.00			
			Total NDE:	0.00	0.00			
Total, Scattered			Project Total:	28,300.00	250.00	250.00	250.00	Work will be completed in CFP Co06P002501-01

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002011 The Vail Homes	Site: None	1450		0.00	0.00			Work to be completed in CFP Co06P002501-01
			Total Site:	0.00	0.00			
	Mechanical and Electrical: After the replacement of the boilers and chiller in 1999 it has become apparent that the fan coil units were damaged and need to be replaced. At the same time, the domestic hot water needs to be isolated from the hot water heating system. This is a maj	1460		400,000.00	203,669.61	203,669.61	203,669.61	
			Total M&E:	400,000.00	203,669.61	203,669.61	203,669.61	
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: None	1460		0.00	0.00			
			Total DUs:	0.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
		Total SWFs:	0.00	0.00				
Nondwelling Equipment: None	1475		0.00	0.00				

Total, The Vail

Total NDE:	0.00	0.00		
Project Total:	400,000.00	203,669.61	203,669.61	203,669.61

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002014 Minnequa Apts. Homes	Site: None	1450		0.00	0.00			Work to be completed in CFP Co06P002501-01
			Total Site:	0.00	0.00			
	Mechanical and Electrical: To complete the upgrade of the heating system of this project the domestic hot water must be isolated from the hot water heating system.	1460		100,000.00	0.00			
			Total M&E:	100,000.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: None	1460		0.00	0.00			
			Total DUs:	0.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
Nondwelling Equipment: None	1475		0.00	0.00				
		Total NDE:	0.00	0.00				
Total, Minnequa Apts.		Project Total:	100,000.00	0.00	0.00	0.00		

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002015 Scattered Sites Homes	Site: Recondition lawns and/or resod	1450		1,000.00	0.00			
			Total Site:	1,000.00	0.00			
	Mechanical and Electrical: Replace bath lavatories and fixtures, toilets, kitchen sinks and faucets	1460		3,200.00	0.00			
			Total M&E:	3,200.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: None	1460		0.00	0.00			
			Total DUs:	0.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
Nondwelling Equipment: None	1475		0.00	0.00				
		Total NDE:	0.00	0.00				
Total, Scattered Sites			Project Total:	4,200.00	0.00	0.00	0.00	Work will be completed in CFP Co06P002501-01

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002017 Montezuma Apartments	Site: None	1450		0.00	0.00			
			Total Site:	0.00	0.00			
	Mechanical and Electrical: None	1460		0.00	0.00			
			Total M&E:	0.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: Replace floor tile (5 years)	1460		3,500.00	0.00			
			Total DUs:	3,500.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
Nondwelling Equipment: None	1475		0.00	0.00				
		Total NDE:	0.00	0.00				
Total, Montezuma		Project Total:	3,500.00	0.00	0.00	0.00	Work will be completed in CFP Co06P002501-01	

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002018 Scattered Sites	Site: Recondition lawns and/or replace sod	1450		2,000.00	975.00	975.00	975.00	Work will be completed in CFP Co06P002501-01
	Trim trees and bushes, replace trees			5,000.00	200.00	200.00	200.00	
	Total Site:			7,000.00	1,175.00	1,175.00	1,175.00	
	Mechanical and Electrical: Replace bathroom lavatories, toilets, fittings, hardware, medicine cabinets, tubs/surrounds. (5 years)	1460		5,000.00	315.78	315.78	315.78	
	Total M&E:			5,000.00	315.78	315.78	315.78	
	Building Exterior: None	1460		0.00	0.00	0.00	0.00	
	Total B.E.:			0.00	0.00	0.00	0.00	
	Dwelling Units: Interior renovations including: light fixtures, toilet, sink, tub/surround, lavatories, faucets, electrical receptacles, switches, interior doors and hardware, kitchen cabinets and countertops, interior paint as needed after repairs. Replace flooring (5 years)	1460		9,400.00	2,788.20	2,788.20	2,788.20	
				3,000.00	0.00			
	Total DUs:			12,400.00	2,788.20	2,788.20	2,788.20	
	Dwelling Equipment: Replace ranges and refrigerators (5 years)	1465.1		3,400.00	3,400.00			
	Total D.E.:			3,400.00	3,400.00	0.00	0.00	
	Interior Common Areas: None	1470		0.00	0.00			
	Total ICAs:			0.00	0.00	0.00	0.00	
Site-Wide Facilities:								

None	1470		0.00	0.00		
		Total SWFs:	0.00	0.00	0.00	0.00
Nondwelling Equipment:	1475		0.00	0.00		
None		Total NDE:	0.00	0.00	0.00	0.00
Total, Scattered Sites		Project Total:	27,800.00	7,678.98	4,278.98	4,278.98

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002020 Scattered Sites	Site: Repair/replace sidewalks & driveways Trim trees & bushes; plant trees	1450		2,500.00 7,000.00	2,500.00 797.70	797.70	797.70	
			Total Site:	9,500.00	3,297.70	797.70	797.70	
	Mechanical and Electrical:	1460						
			Total M&E:	0.00	0.00			
	Building Exterior: Stucco, fascia & gutter replacement, trim	1460		6,200.00	0.00			
			Total B.E.:	6,200.00	0.00	0.00	0.00	
	Dwelling Units:							
	Interior renovations including: light fixtures, toilet, sink, tub/surround, lavatories, faucets, electrical receptacles, switches, interior doors and hardware, kitchen cabinets and countertops, interior paint as needed after repairs.	1460		23,500.00	0.00			
	Replace flooring (5 years)			13,520.00	0.00			
	Replace interior doors (5 years)			5,000.00	3,267.70	3,267.70	3,267.70	
			Total DUs:	42,020.00	3,267.70	3,267.70	3,267.70	
	Dwelling Equipment: Replace ranges and refrigerators (5 years)	1465.1		6,700.00	0.00			
			Total D.E.:	6,700.00	0.00	0.00	0.00	
	Interior Common Areas: None	1470		0.00	0.00			
		Total ICAs:	0.00	0.00	0.00	0.00		
Site-Wide Facilities:								

None	1470		0.00	0.00		
		Total SWFs:	0.00	0.00	0.00	0.00
Nondwelling Equipment:	1475		0.00	0.00		
None		Total NDE:	0.00	0.00	0.00	0.00
Total, Scattered Sites		Project Total:	64,420.00	6,565.40	4,065.40	4,065.40

Work will be completed in CFP Co06P002501-01

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002022 Scattered Sites	Site: None	1450		0.00	0.00			
			Total Site:	0.00	0.00			
	Mechanical and Electrical: Install exterior lights on the rear of the u	1460		2,000.00	0.00			
			Total M&E:	2,000.00	0.00	0.00	0.00	
	Building Exterior: Painting	1460		0.00	2,594.50	2,594.50	2,594.50	
			Total B.E.:	0.00	2,594.50	2,594.50	2,594.50	
	Dwelling Units: Replace floor covering (5 years) Replace kitchen and bathroom faucets	1460		5,000.00 1,000.00	0.00 0.00			
			Total DUs:	6,000.00	0.00	0.00	0.00	
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
	Nondwelling Equipment: None	1475		0.00	0.00			
		Total NDE:	0.00	0.00				
Total, Scattered Sites			Project Total:	8,000.00	2,594.50	2,594.50	2,594.50	Work will be completed in CFP Co06P002501-01

Annual Statement /Performance and Evaluation Report

Capital Funds Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Co06P002025 Scattered Sites	Site: None	1450		0.00	0.00			Work will be completed in CFP Co06P002501-01
			Total Site:	0.00	0.00			
	Mechanical and Electrical: Install exterior lights on the rear of the u	1460		3,300.00	0.00			
			Total M&E:	3,300.00	0.00			
	Building Exterior: None	1460		0.00	0.00			
			Total B.E.:	0.00	0.00			
	Dwelling Units: None	1460		0.00	0.00			
			Total DUs:	0.00	0.00			
	Dwelling Equipment: None	1465.1		0.00	0.00			
			Total D.E.:	0.00	0.00			
	Interior Common Areas: None	1470		0.00	0.00			
			Total ICAs:	0.00	0.00			
	Site-Wide Facilities: None	1470		0.00	0.00			
			Total SWFs:	0.00	0.00			
Nondwelling Equipment: None	1475		0.00	0.00				
		Total NDE:	0.00	0.00				
Total, Scattered Sites			Project Total:	3,300.00	0.00	0.00	0.00	

Annual Statement /Performance and Evaluation Report

Capital Fund Program (CFP)

Part II: Supporting Pages

Federal FY of Grant: 2001

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (%)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Agency Wide	Management Improvements							
	In response to HUD's directive to Housing Authorities regarding resident participation, the Housing Authority has two positions that are responsible for the empowerment of our employees. These positions are:							
	Resident Development Coordinator, responsible for the Community Work Responsibility Program	1408	1	26,000				
	Resident Initiatives Coordinator, responsible for resident training recruitment, Resident Councils, other types of resident programs.	1408	1	25,000				
	Benefits, 40%	1408	2	20,400				
	To maintain a good living environment at Sangre de Cristo Apartments off duty law enforcement officers are employed to provide security.	1408		15,000				
	To continue the HACP emphasis on resident empowerment the resident training program plans to contract with Pueblo employers to place several residents in regular jobs.	1408		15,000				

In response to requirement of QHWRA, the following Plans, Studies and Upgrades will be completed using consulting services: Conversion Analysis Study, Agency Plan Updates, Homeownership Feasibility Study & Plan, Maintenance & Facility Plan, Market Analysis to Establish Flat Rent, Strategic Planning	1408	28,480		
Training for staff to meet requirements of QHWRA including: New Policies, PHAS/New Regulations/Uniform Inspections.	1408	12,000		
Total Management Improvements		141,880		

Annual Statement /Performance and Evaluation Report

Capital Fund Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated C		Total Actual Cos		Status of Proposed Work (:
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Agency Wide	Administration							
	Administration of the Comprehensive Grant Program includes time spent by members of the Accounting Dept., Director of Special Projects, Executive Director and Assistant Executive Director							
	Estimated prorated salaries for these positions	1410		25,000				
	Benefits	1410		8,750				
	Sundry administrative expenses such as telephone, office supplies, Fidelity Bond, etc.	1410		12,000				
	In house Architectural staff salaries Architect, two Draftsmen, Technical Support	1410		156,199				
	Benefits	1410		54,350				
	Total Administration			256,299				
	Fees and Costs							
	Contract engineering costs, sundry cost such as printing, computer supplies, computer maintenance	1430		50,000				
	Total Fees and Costs			50,000				

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Annual Statement /Performance and Evaluation Report

Capital Fund Program (CFP)

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (C)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
Agency Wide	Non Dwelling Equipment							
	Continuing replacement of aging computer equipment and software update, especially implementation of new HUD requirements. This is a continuation of prior years Comp Grants Five Year Plan.	1475		10,600				
	Continuing replacement of aging maintenance and housing management vehicles. This is a continuation of Five Year Plan.	1475		23,470				
	To facilitate preparation of resident rent statements and other documents: installation of a high speed printer and paper handling equipment.	1475		15,500				
	Replacement and/or repair of furniture in community areas of elderly buildings.	1475		9,030				
	Replacement of photo copier	1475		8,000				
	Continuing replacement of aging maintenance equipment. This is a continuation of the Five Year Plan.	1475		5,000				
	Continuing replacement of aging office furnishings. This is a continuation of the Five Year Plan.	1475		900				

Total Non Dwelling Equipment

72,500

2)

2)

2)

Annual Statement /Performance and Evaluation Report

**Capital Funds Program (CFP)
Part III: Implementation Schedule**

Development Number/ Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Resident Development C	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Resident Initiatives Coord	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Benefits for above employ	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Security	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Resident training	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Staff training	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Consulting services	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
HA-Wide Nonroutine vacancy prep.							
" Nonroutine PM repairs							
" Non dwelling equipment	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
" Vehicle replacement	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
" Demolition (specify location[s])							
Co002001 Sangre de	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002002 Scattered	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002003 Mesa Tower	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002004 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002005 Eastwood	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002006 Hyde Park	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002008 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
Co002009 Handicapped	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00201 Scattered	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00201 The Vail	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00201 Minnequa Apts.	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00201 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00201 Montezuma	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00201 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00202 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00202 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program
o06P00202 Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		Time required to fully, efficiently implement the program

```
New Trans: {SELECT J1..J8192;J1}
           {INSERT-COLUMNS}
           {SELECT I1..I8192;I1}
           {EDIT-COPY}
           {R}
           {EDIT-PASTE-SPECIAL ;"VALUES"}
           {SELECT J1..J8192;J1}
           {STYLE-INTERIOR ;;;255}
           {D 3}
           {SELECT J4}
           {COLUMN-WIDTH-FIT-WIDEST}
           {SELECT I4..I10;I4}
           {EDIT-COPY}
           {SELECT I1..I8192;I1}
           {SELECT I5}
           {EDIT-CLEAR}
           {STYLE-INTERIOR ;;;168}
           {CELL-ENTER "ENTER TRANS NO."}
           {SELECT I7}
           {EDIT-CLEAR}
           {STYLE-INTERIOR ;;;168}
           {CELL-ENTER "ENTER CHECK NO."}
           {SELECT I9}
           {EDIT-CLEAR}
           {STYLE-INTERIOR ;;;168}
           {STYLE-NUMBER-FORMAT "DATE-LONG-INTERNATIONAL"}
           {CELL-ENTER "@NOW"}
           {SELECT I11..I499;I12}
           {EDIT-CLEAR}
           {STYLE-INTERIOR ;;;168}
           {SELECT I5}
```

**Housing Authority of the City of Pueblo
1414 N. Santa Fe Ave.
Pueblo, CO 81008**

**Component 7
Capital Fund Program Annual Statement
Parts I, II and III**

**Annual Statement
Capital Fund Program (CFP) Part I: Summary**

Capital Fund Grant Number _Co06P002-502-01_ FFY of Grant Approval _2001_

Original Annual Statement

Line No.	Summary by Development Account	Total Estimated Cost	Total Actual	
			Funds Obligated	Funds Expended
1	Total Non-CGP Funds			
2	1406 Operations	160,799		
3	1408 Management Improvements	86,700		
4	1410 Administration	154,968		
5	1411 Audit			
6	1415 Liquidated Damages			
7	1430 Fees and Costs	25,000		
8	1440 Site Acquisition			
9	1450 Site Improvement	218,981		
10	1460 Dwelling Structures	877,539		
11	1465.1 Dwelling Equipment-Nonexpendible	10,100		
12	1470 Nondwelling Structures			
13	1475 Nondwelling Equipment	73,900		
14	1485 Demolition			
15	1490 Replacement Reserve			
16	1492 Moving to Work Demonstrations			
17	1495.1 Relocation Costs	0		
18	1498 Mod Used for Development			
19	1502 Contingency			
20	Amount of Annual Grant (Sum of lines 2-19)	1,607,987		
21	Amount of line 20 Related to LBP Activities			
22	Amount of line 20 Related to Section 504 Compliance			
23	Amount of line 20 Related to Safety			
24	Amount of line 20 Related to Energy Conservation Measures			

Anticipated Capital Fund Allocation 1,607,987

Available for non modernization activities 0

10% allocation for operations 160,799

Cost

Project Number	site	mechanical	exterior	interior	equip	relocation
Co002001	37900		37300	17000		
Co002002	7500		0	0	0	0
Co002003	7,200.00					
C0002004	50500			0	22,500.00	
Co002005	3200	10,000.00	82000	22500		
Co002006	4400		46500	22000		
Co002008	13000		31500	85000		
Co002009	16280		4500	0		
Co06P002010	5000		1000	23300		
Co06P002011	0	259,219.00	0	0		
Co06P002014	0	100,000.00				
Co06P002015	3836	3,200.00	3400	10000		
Co06P002017	22000		0	3500		
Co06P002018	15165		7000	12400	3400	
Co06P002020	30500		18000	42020	6700	
Co06P002022	1000		3600	1000		
Co06P002023						
Co06P002025	1500	3,300.00	3300	0		
Co06P002027	0		2500	0		
	218981	375719	240600	261220	10100	0

total

92200
7500
7200
73000
117700
72900
129500
20780
29300
259219
100000
20436
25500
37965
97220
5600
0
8100
2500
1106620

Annual Statement /Performance and Evaluation Report

Capital Fund Program

Part I: Summary

HA Name Housing Authority of the City of Pueblo	Comprehensive Grant Number "Co06P002502-01	FFY of Grant Approval 2001
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- Original Annual Statement
 Reserve for Disaster/Emergencies
 Revised Annual Statement/Revision Number 1
- Performance and Evaluation Report for Program Year Ending 9/30/2001
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operations (may not exceed 10% of 20)	160,799	132,175.00	927.60	927.60
3	1408 Management Improvements	86,700	86,700.00	0.00	0.00
4	1410 Administration	154,968	154,968.00	387.01	387.01
5	1411 Audit	0	0.00	0.00	0.00
6	1415 Liquidated Damages	0	0.00	0.00	0.00
7	1430 Fees and Costs	25,000	25,000.00	110.00	110.00
8	1440 Site Acquisition	0	0.00	0.00	0.00
9	1450 Site Improvement	212,231	218,981.00	0.00	0.00
10	1460 Dwelling Structures	808,665	877,539.00	503.13	503.13
11	1465.1 Dwelling Equipment-Nonexpendable	10,100	10,100.00	0.00	0.00
12	1470 Non-dwelling Structures	0	0.00	0.00	0.00
13	1475 Non-dwelling Equipment	73,900	73,900.00	22,278.30	22,278.30
14	1485 Demolition	0	0.00	0.00	0.00
15	1490 Replacement Reserve	0	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0	0.00	0.00	0.00
17	1495.1 Relocation Costs	47,000	0.00	0.00	0.00
18	1498 Mod Used for Development	28,624	28,624.00	0.00	0.00
19	1502 Contingency (may not exceed 8% of 20)	0	0.00	0.00	0.00
20	Amount of Annual Grant (Sum of lines 2-19)	1,607,987	1,607,987.00	24,206.04	24,206.04
21	Amount of line 20 Related to LBP Activities	0	0.00	0.00	0.00
22	Amount of line 20 Related to Section 504 Compliance	0	0.00	0.00	0.00
23	Amount of line 20 Related to Security	0	0.00	0.00	0.00
24	Amount of line 20 Related to Energy Conservation	0	0.00	0.00	0.00

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total	Total Actual Cost		
			Estimated Cost Revised 09/30/2001	Funds Obligated	Funds Expended	
Sangre De Cristo Co002001	Site: Concrete repair/replacement: sidewalks, porch stoops and overhangs. Replace clothes lines Fencing	1450	16,900.00			
		1450	1,000.00			
		1450	20,000.00			
				37,900.00		
	Building Exterior: Splash blocks Foundation Repairs (spalling) Brick pointing Paint exterior trim after pointing	1460		2,300.00		
				4,000.00		
				10,000.00		
				21,000.00		
				37,300.00		
	Dwelling Units: Standardize plumbing Replace interior hollow core and bi-fold doors Replace vinyl tile	1460		16,000.00		
				1,000.00		
				17,000.00		
Dwelling Equipment: None	1465.1		0.00			
			0.00			
Non Dwelling Structure						
			0.00			
Nondwelling Equipment: None	1475		0.00			
			0.00			

Sangre de Cristo		92,200.00		
		0.00		

Annual Statement--FY 2001

Capital Fund Program (CFP)

Part II Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002002 Scattered Sites	Site:				
	Fence Repair	1450	3,000.00		
	Exterior Sewer cleanouts		0.00		
	Sidewalk replacement		4,500.00		

			7,500.00		
	Mechanical and Electrical:				
	Replace bathroom fixtures including water closet, lavatory, tub and tub kit; install new faucets, shutoffs (over 5 years)	1460	0.00	133.13	133.13
	Standardize light fixtures, other electrical	1460	0.00		
			-----	-----	-----
			0.00	133.13	133.13
	Building Exterior:				
	Storage sheds	1460	0.00		
	Replace exterior doors & locks	1460	0.00		
	Repoint brick		0.00		
Paint exterior trim after pointing		0.00			

		0.00			
Dwelling Units:					
Refinish kitchen cabinets		0.00			
Reframe closet doors and install new doors		0.00			
Paint interiors after mechanical, electrical and structural repairs		0.00			
Replace stair handrails	1460	0.00			

		0.00			
Dwelling Equipment:					
	1465.1				

		0.00			
Relocation:					
Moving or housing allowance while units are being repaired	1495	0.00			

Scattered

7,500.00

133.13

133.13

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002003 Mesa Tower	Site: Tree Trimming	1450	7,200.00		
			----- 7,200.00		
			----- 0.00		
	Building Exterior: None	1460	0.00		
			----- 0.00		
	Dwelling Units:				
			----- 0.00		
	Dwelling Equipment: None	1465.1	0.00		
			----- 0.00		
	Interior Common Areas: None	1470	0.00		
			----- 0.00		
	Site-Wide Facilities: None	1470	0.00		
		----- 0.00			
Nondwelling Equipment: None	1475	0.00			
		----- 0.00			

| Mesa Tower

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|

| 7,200.00

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Annual Statement--FY 2001

Capital Fund Program (CFP)

Part II: Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002004 Scattered Sites Homes	Site: Install storage sheds		46,500.00		
	Fence repair		4,000.00		
			----- 50,500.00		
	Mechanical and Electrical:				
		1460	0.00		
			----- 0.00		
	Building Exterior: Repoint brick Exterior painting after brick pointing Splash blocks	1460			
			----- 0.00		
	Dwelling Units: Continuing replacement of closet and interior doors	1460	17,500.00		
	Replace flooring	1460	5,000.00		
			----- 22,500.00		
	Dwelling Equipment:	1465.1			
			----- 0.00		
Interior Common Areas: None	1470	0.00			
		----- 0.00			
Nondwelling Equipment: None	1475	0.00			

Scattered Sites



**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002005 Eastwood Heights	Site: Fence repair (PHAS)	1450	3,200.00		

			3,200.00		
	Mechanical and Electrical: Continuing replacement of plumbing	1460	10,000.00		

			10,000.00		
	Building Exterior: Storage sheds Exterior paint (PHAS)	1460	43,000.00 39,000.00		

			82,000.00		
	Dwelling Units: Continuing replacement of floor tile	1460	22,500.00		

			22,500.00		
	Dwelling Equipment: None	1465.1	0.00		

		0.00			
Interior Common Areas: None	1470	0.00			

		0.00			
Site-Wide Facilities: None	1470	0.00			

		0.00			
Nondwelling Equipment: None	1475	0.00			

		0.00			

| **Eastwood Heights**

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| 117,700.00 |

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**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002006 Hyde Park Homes	Site:				
	Fence repair (PHAS)	1450	2,800.00		
	Provide concrete splashblocks (PHAS)		1,600.00		

			4,400.00		
	Mechanical and Electrical:				
	None	1460	0.00		

			0.00		
	Building Exterior:				
	Storage sheds	1460	44,000.00		
	Exterior painting (PHAS)		2,500.00		

		46,500.00			
Dwelling Units:					
Interior renovations including: light fixtures, toilet, sink, tub/surrounds, faucets, interior doors, hardware cabinets, interior paint, windows, flooring			22,000.00		
	1460		0.00		

			22,000.00		
Dwelling Equipment:					
None	1465.1		0.00		

			0.00		
Interior Common Areas:					
None	1470		0.00		

			0.00		
Nondwelling Equipment:					
None	1475		0.00		

Total, Hyde Park	
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0.00
72,900.00

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**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002008 Scattered Sites	Site: Fence repair (PHAS)	1450	13,000.00		
			----- 13,000.00		
	Mechanical and Electrical: None	1460	0.00		
			----- 0.00		
	Building Exterior: Storage sheds		30,000.00		
	Exterior paint (PHAS)		1,500.00		
		1460	0.00		
			----- 31,500.00		
	Dwelling Units: Interior renovations including: light fixtures, toilet, sink, tub/surround, lavatories, faucets, electrical receptacles, switches, interior doors and hardware, kitchen cabinets and countertops, interior paint as needed after repairs.		50,000.00		
	Flooring replacement		20,000.00		
	Window replacement		15,000.00		
		1460	0.00		
		----- 85,000.00			
Dwelling Equipment: None	1465.1	0.00			
		----- 0.00			
None		-----			

Scattered Sites	
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129,500.00			
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**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co002009 Handicapped	Site: Erosion control and back fill (PHAS) splash blocks PHAS Fence repair (PHAS)	1450	14,000.00 280.00 2,000.00 ----- 16,280.00		
	Mechanical and Electrical:	1460	----- 0.00		
	Building Exterior: Storage sheds	1460	4,500.00 ----- 4,500.00		
	Dwelling Units: None	1460	0.00 ----- 0.00		
	Dwelling Equipment: None	1465.1	0.00 ----- 0.00		
	Interior Common Areas: None	1470	0.00 ----- 0.00		
	Site-Wide Facilities: None	1470	0.00 ----- 0.00		
	Nondwelling Equipment: None	1475	0.00 ----- 0.00		

Handicapped		20,780.00	
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**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Table

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002010 Scattered Homes	Site: Splash blocks (PHAS)	1450	500.00		
	Fence repair (PHAS)		5,000.00		
	Landscaping and sod				
	Regrade site for proper drainage	5,000.00			
			10,500.00		
	Mechanical and Electrical:	1460			
			0.00		
	Building Exterior: Brick pointing (PHAS)	1460	1,000.00		
			1,000.00		
	Dwelling Units: Replace interior and bi-fold doors (5 years)	1460	3,300.00		
	Plumbing replacement		10,000.00		
	Replace flooring (5 years)		10,000.00		
			23,300.00		
	Dwelling Equipment: None	1465.1	0.00		
		0.00			
Interior Common Areas: None	1470	0.00			
		0.00			
Site-Wide Facilities: None	1470	0.00			
		0.00			
Nondwelling Equipment: None	1475	0.00			
		0.00			

| **Scattered**

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| 29,300.00 |

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**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002011 The Vail	Site: None	1450	0.00		
			----- 0.00		
	Mechanical and Electrical:				
	After the replacement of the boilers and chiller in 1999 it has become apparent that the fan coil units were damaged and had to be replaced. At the same time, the domestic hot water needs to be separated from the hot water heating system.	1460	259,219.00		
			----- 259,219.00		
	Building Exterior: None	1460	0.00		
			----- 0.00		
	Dwelling Units: None	1460	0.00		
			----- 0.00		
	Dwelling Equipment: None	1465.1	0.00		
			----- 0.00		
	Interior Common Areas: None	1470	0.00		
			----- 0.00		
Site-Wide Facilities: None	1470	0.00			
		----- 0.00			
Nondwelling Equipment:					

None	1475	0.00	
		0.00	
The Vail		259,219.00	

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002014 Minnequa Apts	Site: None	1450	0.00		
			----- 0.00		
	Mechanical and Electrical:				
	To complete the upgrade of the heating system in this project the domestic hot water must be isolated from the hot water heating system.	1460	100,000.00		
			----- 100,000.00		
	Building Exterior: None	1460	0.00		
			----- 0.00		
	Dwelling Units:	1460	0.00		
			----- 0.00		
	Dwelling Equipment: None	1465.1	0.00		
			----- 0.00		
	Interior Common Areas: None	1470	0.00		
			----- 0.00		
	Site-Wide Facilities: None	1470	0.00		
		----- 0.00			
Nondwelling Equipment: None	1475	0.00			
		----- 0.00			

| **Minnequa Park**

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|

| 100,000.00 |

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**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost		
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended	
Co06P002015 Scattered Sites Homes	Site: Fence repair (PHAS)	1450	2,500.00			
	Splash blocks (PHAS)		336.00			
	Landscaping and sod		1,000.00			
			-----			3,836.00
	Mechanical and Electrical: Replace bath and kitchen fixtures	1460	3,200.00			
			-----			3,200.00
	Building Exterior: Storage sheds	1460	1,500.00			
	Exterior painting (PHAS)		1,900.00			
			-----			3,400.00
	Dwelling Units: Continuing replacement of interior doors	1460	5,000.00			
	Standardize plumbing	1460	5,000.00			
			-----			10,000.00
	Dwelling Equipment: None	1465.1	0.00			
			-----			0.00
Interior Common Areas: None	1470	0.00				
		-----	0.00			
Site-Wide Facilities: None	1470	0.00				
		-----	0.00			
Nondwelling Equipment: None	1475	0.00				
		-----	0.00			

Total,	Scattered Sites			0.00		
				20,436.00		

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002017 Montezuma Apartments	Site: Erosion control and concrete replacement	1450	22,000.00		
			----- 22,000.00		
	Mechanical and Electrical: None	1460	0.00		
			----- 0.00		
	Building Exterior: None	1460	0.00		
			----- 0.00		
	Dwelling Units: Replace flooring	1460	3,500.00		
			----- 3,500.00		
	Dwelling Equipment: None	1465.1	0.00		
			----- 0.00		
	Interior Common Areas: None	1470	0.00		
			----- 0.00		
	Site-Wide Facilities: None	1470	0.00		
			----- 0.00		
Nondwelling Equipment: None	1475	0.00			
		----- 0.00			
	Montezuma		25,500.00		

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002018 Scattered Sites	Site: Fence repair (PHAS) Landscaping and sod Splash blocks	1450	10,000.00 5,000.00 165.00 ----- 15,165.00		
	Mechanical and Electrical:	1460	----- 0.00		
	Building Exterior: Storage sheds	1460	7,000.00 ----- 7,000.00		
	Dwelling Units: Interior renovations including: light fixtures, toilet, sink, tub/surround, lavatories, faucets, electrical receptacles, switches, interior doors and hardware, kitchen cabinets and countertops, interior paint as needed after repairs. Replace flooring (5 years)	1460	9,400.00 3,000.00 ----- 12,400.00		
	Dwelling Equipment: Replace ranges and refrigerators (5 years)	1465.1	3,400.00 ----- 3,400.00		
	Interior Common Areas: None	1470	0.00 ----- 0.00		
	Site-Wide Facilities: None	1470	0.00 ----- 0.00		
	Nondwelling Equipment:		0.00		

None	1475	0.00		
		0.00		
Scattered Sites		37,965.00		

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002020 Scattered Sites	Site: Fence repair (PHAS) Splash blocks (PHAS) Concrete and landscaping	1450	14,000.00 7,000.00 9,500.00 ----- 30,500.00		
	Mechanical and Electrical:	1460	----- 0.00		
	Building Exterior: Exterior painting (PHAS) Storage sheds	1460	15,000.00 3,000.00 ----- 18,000.00		
	Dwelling Units: Interior renovations including: light fixtures, toilet, sink, tub/surround, lavatories, faucets, electrical receptacles, switches, interior doors and hardware, kitchen cabinets and countertops, interior paint as needed after repairs.	1460	23,500.00	370.00	370.00
	Replace flooring (5 years)		13,520.00		
	Replace interior doors (5 years)		5,000.00		
			----- 42,020.00	370.00	370.00
	Dwelling Equipment: Replace ranges and refrigerators (5 years)	1465.1	6,700.00 ----- 6,700.00		
	Nondwelling Equipment: None	1475	0.00		

Total, Scattered Sites		0.00		
		97,220.00	370.00	370.00

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002022 Scattered Sites	Site: Fence Repair (PHAS)	1450	1,000.00		
			0.00		

			1,000.00		
	Mechanical and Electrical: Install exterior lights on rear of buildings	1460	2,000.00		
			0.00		

	Building Exterior: Exterior painting (PHAS)	1460	3,600.00		
			3,600.00		

	Dwelling Units: Replace flooring Replace faucets	1460	5,000.00		
			1,000.00		

	Dwelling Equipment: None	1465.1	0.00		
			0.00		

Interior Common Areas: None	1470	0.00			
		0.00			

Site-Wide Facilities: None	1470	0.00			
		0.00			

Nondwelling Equipment: None	1475	0.00			
		0.00			

Total, Scattered Sites		5,600.00			

**Annual Statement--FY 2001
Capital Fund Program (CFP)**

Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002025 Scattered Sites	Site: Fence repair (PHAS) Splash blocks (PHAS)	1450	1,000.00 500.00 ----- 1,500.00		
	Mechanical and Electrical: Install exterior lights on the rear of the unit	1460	3,300.00 ----- 3,300.00		
	Building Exterior: Exterior painting (PHAS)	1460	3,300.00 ----- 3,300.00		
	Dwelling Units: None	1460	0.00 ----- 0.00		
	Dwelling Equipment: None	1465.1	0.00 ----- 0.00		
	Interior Common Areas: None	1470	0.00 ----- 0.00		
	Site-Wide Facilities: None	1470	0.00 ----- 0.00		
	Nondwelling Equipment: None	1475	0.00 ----- 0.00		
	Scattered Sites		8,100.00		

Annual Statement--FY 2001

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Part II: Supporting Pages

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost	
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended
Co06P002027 Scattered Sites	Site:	1450			

			0.00		
	Mechanical and Electrical:	1460			

			0.00		
	Building Exterior:	1460			
	Exterior painting (PHAS)		2,500.00		

			2,500.00		
	Dwelling Units:	1460			
	None		0.00		

			0.00		
Dwelling Equipment:	1465.1				
None		0.00			

		0.00			
Interior Common Areas:	1470				
None		0.00			

		0.00			
Site-Wide Facilities:	1470				
None		0.00			

		0.00			
Nondwelling Equipment:	1475				
None		0.00			

		0.00			
Scattered Sites			2,500.00		

Status of Proposed Work

Transferred from Cap Fund Co06P002501-00

Work items moved from Cap Fund Co06P002501-00
Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Comprehensive modernization moved to Cap Fund Project Co06-P002501-00

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Comprehensive modernization of project
Co002004 is scheduled for Cap Fund
Project Co06P002501-02

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Status of Proposed Work

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

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Status of Proposed Work



Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

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Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

Work items moved from Cap Fund Co06P002501-00



Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

Work items moved from Cap Fund Co06P002501-00

Status of Proposed Work

Work items moved from Cap Fund Co06P002501-00

Status of Proposed Work

Capital Fund Program

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost		Status of Proposed Work
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended	
Agency Wide	Management Improvements					
	In response to HUD's directive to Housing Authorities regarding resident participation, the Housing Authority has two positions that are responsible for the empowerment of our employees. These positions are:					
	Resident Development Coordinator, responsible for the Community Work Responsibility Program	1408	15,000			
	Resident Initiatives Coordinator, responsible for resident training recruitment, Resident Councils, other types of resident programs.	1408	13,000			
	Benefits, 40%	1408	11,200			
	To maintain a good living environment at Sangre de Cristo Apartments off duty law enforcement officers are employed to provide security.	1408	7,500			
	To continue the HACP emphasis on resident empowerment the resident training program plans to contract with Pueblo employers to place several residents in regular jobs.	1408	15,000			
	In response to requirement of QHWRA, the following Plans, Studies and Upgrades will be completed using consulting services: Conversion Analysis Study, Agency Plan Updates, Homeownership Feasibility Study & Plan, Maintenance & Facility Plan, Market Analysis to Establish Flat Rent, Strategic Planning	1408	15,000			
	Training for staff to meet requirements of QHWRA including: New Policies, PHAS/New Regulations/ Uniform Inspections.	1408	10,000			
	Total Management Improvements		86,700			

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Annual Statement-FY 2001

Part II: Supporting Pages

Capital Fund Program

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost Revised 09/30/2001	Total Actual Cost		Status of Proposed Work
				Funds Obligated	Funds Expended	
Agency Wide	Administration					
	Administration of the Comprehensive Grant Program includes time spent by members of the Accounting Dept., Director of Special Projects, Executive Director and Assistant Executive Director					
	Estimated prorated salaries for these positions	1410	32,000			
	Benefits	1410	12,800			
	Sundry administrative expenses such as telephone, office supplies, Fidelity Bond, etc.	1410	5,168			
	In house Architectural staff salaries Architect, two Draftsmen, Technical Support	1410	75,000	128.34	128.34	
	Benefits	1410	30,000	258.67	257.67	
	Total Administration		154,968	387.01	386.01	
	Fees and Costs					
	Contract engineering costs, sundry cost such as printing, computer supplies, computer maintenance	1430	25,000	110.00	110.00	
	Total Fees and Costs		25,000	110.00	110.00	

Annual Statement-FY 2001

Part II: Supporting Pages

Capital Fund Program

Development Number/ Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated	Total Actual Cost		Status of Proposed Work
			Cost Revised 09/30/2001	Funds Obligated	Funds Expended	
Agency Wide	Non Dwelling Equipment					
	Continuing replacement of aging computer equipment t and software update, especially implementation of new HUD requirements. This is a continuation of prior years Comp Grants Five Year Plan.	1475	25,000			
	Continuing replacement of aging maintenance and housing management vehicles. This is a continuation of Five Year Plan.	1475	23,470	22,278.30	22,278.30	
	Occupany Dept: 3 printers, 2 typewriters for preparation of leases and documents	1475	1,400			
	Replacement and/or repair of furniture in community areas of elderly buildings.	1475	9,030			
	Replacement of photo copier	1475	8,000			
	Continuing replacement of aging maintenance equipment. This is a continuation of the Five Year Plan.	1475	5,000			
	Continuing replacement of aging office furnishings. This is a continuation of the Five Year Plan	1475	2,000			
	Total Non Dwelling Equipment		73,900			

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RESIDENT ADVISORY BOARD MEETING NOVEMBER 28, 2001

Attendees: Robert Cranfort, Angela Montoya, Eva Hughes, Residents; Frank Pacheco, Ass't. Executive Dir., HACP; Sheila Bradburn, HACP

The meeting was called to order by Mr. Pacheco at 4:05pm.

Mr. Pacheco began by explaining how the RAB was created and how it works.

The HUD survey that was sent to residents of HACP was discussed in detail. Mr. Pacheco passed out copies of the survey along with results. HUD sent out 553 surveys with 237 being returned for a 43% return (the National average is 29%). To receive a passing score, the agency had to receive a score of 75% or better in five areas. The HACP failed to receive a passing grade in 3 of 5 areas of the survey and declined in 4 of 5. Compared to 2000, the HACP declined from 94% satisfaction to 89% in the Maintenance and Repair area; declined from 79% to 74% in Communication; increased from 68% to 72% in Safety; increased from 81% to 91% in Services; and declined from 77% to 70% in Neighborhood Appearance. Even though our score in the safety area rose by 6%, it was still not above the 75% needed for a passing score. Mr. Pacheco explained that the surveys are mailed from HUD to residents with the surveys being returned directly to HUD. HACP does not see the surveys, we only get the results from HUD in table form.

Mr. Pacheco then passed out copies of the Capital Fund expenditures for each person to review. This has all items listed by project that are being funded for this year. Projects 2-1 and 2-3 were discussed in detail due to the residents at the meeting living in these projects.

Mr. Cranford asked about the 3rd Party Tracer Program. Mr. Pacheco stated that he did not know about the program and suggested that Mr. Cranford call the FHA.

Mr. Cranford discussed the problems in the alley between Atlanta and Denver Blvds. There are deep ruts in this area. Mr. Pacheco suggested that Mr. Cranford call the City of Pueblo about this problem. Ms. Montoya had a list of items/concerns to discuss. The list was given to Mr. Pacheco and is included as an attachment to these minutes.

Mr. Pacheco said that he would bring the Comp. Grant budget to the next meeting.

The meeting was adjourned at 4:55 pm.

December 20, 2001

**Housing Authority of the City of Pueblo
Annual Plan and Five-Year Plan
Recommendations from Resident Advisory Board**

August Meeting:

This was the first of the Resident Advisory Board meetings for this year. A general synopsis of the procedure was discussed so the residents in attendance would have an understanding of why were meeting and what was expected. The members were told that the plan must be submitted to HUD by mid-January, 2002 with HUD then having 45 days to respond. No recommendations were presented at this meeting.

October Meeting:

This meeting was very informal with only one member in attendance. The meeting was rescheduled for later.

November 8 Meeting:

An overview of the HACP 5-year and annual plans was given and included policies, goals, and objectives for the plans. Questions about the Family Self Sufficiency program and home ownership programs were addressed. No recommendations were made at this meeting.

November 28 Meeting:

Members were provided with copies of the HUD survey as well as the Capital Fund expenditures. These items were discussed at length. Some suggestions for the 2-1 project were submitted to Mr. Pacheco. These included improving street lighting, installing speed bumps, installing back yard lights on all units, repairing fencing in the project, and installing carpet in the livingroom of each unit.

Public Hearing Meeting:

The budget was discussed in detail at this meeting. This included both the Operating Fund and the Capital Fund. Improvements for the disabled were also addressed. It was noted that the Drug Elimination Program has been eliminated as well as the volunteer service requirement. No recommendations were made at this meeting.

CAPITAL FUND PROGRAM TABLES START HERE

Annual Statement /Performance and Evaluation Report Capital Funds Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Housing Authority of the City of Pueblo	Grant Type and Number: Capital Fund Program No: Replacement Housing Factor Grant No: CO06R00250100	Federal FY of Grant: 2000
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Original Annual Statement
 Reserved for Disasters/Emergencies
 Revised Annual Statement/Revision Number _____
 Performance and Evaluation Report for Program Year Ending 9/30/01
 Final Performance and Evaluation Report for Program Year Ending _____

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-Capital Funds				
2	1406 Operating Expenses				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	7,515.00		1,000.00	0.00
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant (sums of lines 2-20)	7,515.00		1,000.00	0.00
22	Amount of line 21 Related to LBP Activities				
23	Amount of Line 21 Related to Section 504 Compliance				
24	Amount of Line 21 Related to Security - Soft Costs				
25	Amount of Line 21 Related to Security - Hard Costs				
26	Amount of Line 21 Related to Energy Conservation Measures				

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9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	7,669.00		1,000.00	0.00
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant (sums of lines 2-20)	7,669.00		1,000.00	0.00
22	Amount of line 21 Related to LBP Activities				
23	Amount of Line 21 Related to Section 504 Compliance				
24	Amount of Line 21 Related to Security - Soft Costs				
25	Amount of Line 21 Related to Security - Hard Costs				
26	Amount of Line 21 Related to Energy Conservation Measures				