

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

5 Year Plan for Fiscal Years 2003 - 2007  
Annual Plan for Fiscal Year 2003

**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)** *04/2003*

**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 2003 - 2007**  
[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 2002:** *The PHA was successful in building and fully occupying all 50 homes in LIHTC by January 30, 2002 – this was the Oakshire Hills Project.*

*Two families have purchased homes through the Section 8 homeownership program and five additional families are pending.*

## **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 2002:*** All 50 houses were completed on schedule and occupied by Jan., 31, 2002 (Oakshire Hills Project).

*Due to lack of funds, the application to HUD will not be submitted until June of 2003. We still plan to build 8 or 10 two-bedroom units.*

***CHANGED:*** Will submit application to HUD for approval to build 8 or 10 units as a public housing development. Anticipate submitting application by June, 2003. Delay is due to lack of funds at this time.

#### 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:
- 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 2003 and upon approval anticipate completion time of 3/31/04. (changed)***
- Other (list below)

PHA Goal: Improve the quality of assisted housing  
**Progress Statement for FY 2002:** *PHA will rehab at least 40 units by March 2003. Our total PHAS score for Fiscal Year 2002 was 92. We will continue to operate as a High Performer.*

**CHANGED:** *Our physical score improved to above 96%. Financial score was 1000% and management score above a 93%. Our computer contractor has been difficult to work with. Thus our computer upgrade (software) will not be completed until April of 2004. We may be going into litigation for their failure to comply with contract.*

Objectives:

- Improve public housing management: *Maintain passing PHAS score (PHAS Score for FY 2002 is 92)*
- 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, 2004. (changed).***
- Renovate or modernize public housing units:
- 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 2002:** *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 3/31/03.***
- 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 2002: All of the objectives listed below were met and we plan to continue with the same objectives for the next year.***

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*

Objectives:

- Increase the number and percentage of employed persons in assisted families:
- Provide or attract supportive services to improve assistance recipients' employability:
- 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 2002: 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 2002: 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 2002: Cooperation between the Housing Authority and the Police Department led to the arrest and eviction 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. PHA continues to work with the police department. Informational reports will be provided on a regular basis and***

*staff will evict tenants determined to be involved with drug or criminal activities.*

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 2002: All of the goals listed below were met this past fiscal period. Scholarships will continue to be provided. Three students were awarded scholarships under the Education Incentive Program this year. Our goal is to award three scholarships next year as well. Scholarships range between \$250 to \$500.***

***The PHDEP program no longer exists. The Housing Authority will continue to provide security as in the past but will not be able to provide Drug Prevention Programs that were provided by PHDEP program. This is due to lack of funding.***

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 3 students this fiscal period.*
- Promote educational programs and encourage resident participation in anti drug and anti violence activities.
- Assist and counsel residents in educational/employment programs to promote self-sufficiency. *Currently have 69 residents in the FSS program. About 80% of FSS participants who complete FSS program become Homeowners. We currently have 69 families in the FSS program. Will continue to recruit 5 residents a year to participate in FSS and will continue to have 10 families complete the program each year.*

- ☒ 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 2003**  
[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 2003 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 2003 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 2003 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) (**co002w01**)
- 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**)*
  - Section 8 Homeownership Capacity Statement (**co002g01**)*
  - Community Service Policy (**co002h01**) (This section may be optional contingent on HUD policies and/or regulation changes.)*
  - Pet Ownership Rules (**co002i01**)*
  - Deconcentration and Income-Mixing form (**co002j01**)*
  - Summary of Policy or Program Changes for the Upcoming Year (**co002k01**)*
  - Voluntary Conversion Required Initial Assessment (**co002l01**)*
  - Follow-up Plan (**co002m01**)*
  - Section 8 Project Based Voucher Program (**co002n01**)*
  - 1999 Replacement Housing Performance and Evaluation Report (**co002o01**)*
  - 2000 Replacement Housing Performance and Evaluation Report (**co002p01**)*
  - 2000 Performance and Evaluation Report (**co002q01**)*
  - 2001 Replacement Housing Performance and Evaluation Report (**co002r01**)*
  - 2001 Performance and Evaluation Report (**co002s01**)*
  - 2002 Replacement Housing Performance and Evaluation Report (**co002t01**)*
  - 2002 Performance and Evaluation Report (**co002u01**)*

## 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.

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

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
	<input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	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
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
X	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
N/A	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
X	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
N/A	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
N/A	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
N/A	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
N/A	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan) * <b>Performance Reports for prior year grants as needed</b>	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted	Annual Plan: Annual Audit

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
	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	
<i>N/A</i>	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
<i>X</i>	Other supporting documents (optional) (list individually; use as many lines as necessary) <ul style="list-style-type: none"> <li>• <i>Voluntary Conversion Required Initial Assessment</i></li> </ul>	(specify as needed)

# 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

*Per PHA, information is still current.*

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.

<b>Housing Needs of Families on the Waiting List</b>			
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	<b>685</b>		
Extremely low income <=30% AMI	<b>550</b>	<b>80</b>	
Very low income (>30% but <=50% AMI)	<b>118</b>	<b>17</b>	
Low income (>50% but <80% AMI)	<b>17</b>	<b>3</b>	
Families with children	<b>357</b>	<b>52</b>	
Elderly families	<b>39</b>	<b>6</b>	
Families with Disabilities	<b>139</b>	<b>20</b>	
<i>Caucasian</i>	<b>290</b>	<b>42</b>	
<i>African-American</i>	<b>18</b>	<b>2</b>	
<i>American Indian</i>	<b>1</b>	<b>1</b>	
<i>Oriental</i>	<b>0</b>	<b>0</b>	
<i>Hispanic</i>	<b>376</b>	<b>55</b>	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	<b>310</b>	<b>45</b>	<b>66</b>
2 BR	<b>250</b>	<b>37</b>	<b>72</b>
3 BR	<b>113</b>	<b>16</b>	<b>79</b>
4 BR	<b>12</b>	<b>2</b>	<b>27</b>

<b>Housing Needs of Families on the Waiting List</b>			
5 BR	<i>0</i>	<i>0</i>	<i>0</i>
5+ BR	<i>0</i>	<i>0</i>	<i>0</i>
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			

<b>Housing Needs of Families on the Waiting List</b>			
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	<i>1422</i>		
Extremely low income <=30% AMI	<i>1088</i>	<i>76</i>	
Very low income (>30% but <=50% AMI)	<i>332</i>	<i>23</i>	
Low income (>50% but <80% AMI)	<i>7</i>	<i>1</i>	
Families with children	<i>833</i>	<i>59</i>	
Elderly families	<i>138</i>	<i>10</i>	
Families with Disabilities	<i>287</i>	<i>20</i>	
<i>Caucasian</i>	<i>515</i>	<i>36</i>	
<i>African-American</i>	<i>49</i>	<i>2</i>	
<i>American Indian</i>	<i>1</i>	<i>.05</i>	
<i>Oriental</i>	<i>1</i>	<i>.05</i>	
<i>Hispanic</i>	<i>856</i>	<i>61</i>	
Characteristics by Bedroom Size (Public Housing			

Housing Needs of Families on the Waiting List			
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

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.

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
<b>1. Federal Grants (FY 2003 grants)</b>		
a) Public Housing Operating Fund	1,059,245.00	
b) Public Housing Capital Fund	1,524,999.00	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance	7,966,963.00	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)		
g) Resident Opportunity and Self-Sufficiency Grants (ROSS)		
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
-Section 8 New Construction (Mineral Palace Tower)	487,296.00	Other
-Rural Development (Farm Worker Housing)	66,635.00	Other
-Section 8 Moderate Rehabilitation	22,127.00	Other
<b>2. Prior Year Federal Grants (unobligated funds only) (list below)</b>		
- Replacement Housing	7,288.00	Public housing capital improvements
<b>Sub-total</b>	<b>11,134,533.00</b>	
<b>3. Public Housing Dwelling Rental Income</b>	1,916,750.00	Public housing operations
<b>4. Other income (list below)</b>	161,412.00	Public housing operations
-Non-dwelling rental 12.00		Public housing operations
-Interest on General Funds Investments 65,600.00		Public housing operations
-Other income: 95,800.00		Public housing operations
Legal fees, maintenance charges to Tenants, late fees, NSF check charges, etc.		
<b>4. Non-federal sources (list below)</b>		
-Section 8 New Construction (Mineral Palace Tower)	438,252.00	Operations
-Rural Development (Farm Worker Housing)	33,490.00	Operations
<b>Sub-total</b>		
<b>Total resources</b>	<b>13,684,457.00</b>	

### **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 is 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?

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: *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 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: *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)

- 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?
- 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
- Other federal or local program (list below)  
*Federal project-based voucher program*

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**)

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) *N/A*

- 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) *n/a*

- 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 *N/A*

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)

95<sup>th</sup> 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**

<b>Program Name</b>	<b>Units or Families Served at Year Beginning</b>	<b>Expected Turnover</b>
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*  
*1999 Replacement Housing Performance and Evaluation Report (co002o01)*  
*2000 Replacement Housing Performance and Evaluation Report (co002p01)*  
*2000 Performance and Evaluation Report (co002q01)*  
*2001 Replacement Housing Performance and Evaluation Report (co002r01)*  
*2001 Performance and Evaluation Report (co002s01)*  
*2002 Replacement Housing Performance and Evaluation Report (co002t01)*  
*2002 Performance and Evaluation Report (co002u01)*

-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)

## 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: Will not pursue HOPE VI – will rehab development out of Capital Fund instead. No demolition will be necessary.***

- 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?
- If yes, list development name/s below:

- 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:

***Will apply to HUD for new development to include 8 units. Funds from Capital fund and CDBG will be used and perhaps bank loan as well. This will be a new construction program.***

- 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: No HOPE VI planned.**

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 – *N/A*

- 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.)

<b>Demolition/Disposition Activity Description</b>
1a. Development name: 1b. Development (project) number:
2. Activity type: Demolition <input type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(YY/DD/MM)</u>
5. Number of units affected:
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:

**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.

<b>Designation of Public Housing Activity Description</b>
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: <u>(DD/MM/YY)</u>
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 903.7 9 (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.

<b>Conversion of Public Housing Activity Description</b>	
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**

*Voluntary Conversion Required Initial Conversion – attachment co002m01*

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

## **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.)

<b>Public Housing Homeownership Activity Description (Complete one for each development affected)</b>
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 (This may be optional contingent on HUD policies and/or regulation changes.)*

### **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 (no longer required)**

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 2003 in this PHA Plan?
- Yes  No: This PHDEP Plan is an Attachment. (Attachment Filename )

**14. RESERVED FOR PET POLICY**

[24 CFR Part 903.7 9 (n)]

*Pet Ownership Rules – 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? **N/A**  
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) *co002w01*  
 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. *Some items are already being addressed or corrected, other items being researched for feasibility.*  
 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** *See attachment: co002b01*  
**Capital Fund Program (CFP) Part I: Summary**

Capital Fund Grant Number                      FFY of Grant Approval:

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	<b>Amount of Annual Grant (Sum of lines 2-19)</b>	
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** *See attachment: co002b01*  
**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**      *See attachment: co002b01*  
**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)
<p><i>See attachment: co002c01</i></p>				
<b>Total estimated cost over next 5 years</b>				



*Attachment: co002a01*

**DE-CONCENTRATION AND INCOME TARGETING POLICY  
FOR THE  
HOUSING AUTHORITY OF THE CITY OF  
PUEBLO, COLORADO**

**DE-CONCENTRATION 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 De-concentration of public housing developments and (2) 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. 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 Housing Authority of the City of Pueblo, Colorado (hereinafter referred to as PHA) hereby affirms its commitment to implementation of the two requirements by adopting the following policies:

1. Economic De-concentration:

Admission and Continued Occupancy Policies are revised to include the PHA’s policy of promoting economic de-concentration. Implementation of this program may require the PHA to determine the median income of residents in each development, determine the average income of residents in all developments, compute the Established Income Range (EIR), determine developments outside the EIR, and provide adequate explanations and/or policies as needed to promote economic de-concentration.

Implementation may include one or more of the following options:

- Skipping families on the waiting list based on income;
- Establishing preferences for working families;
- Establish preferences for families in job training programs;
- Establish preferences for families in education or training programs;
- Marketing campaign geared toward targeting income groups for specific developments;
- Additional supportive services;
- Additional amenities for all units;
- Ceiling rents;
- Flat rents for developments and unit sizes;
- Different tenant rent percentages per development;
- Different tenant rent percentages per bedroom size;
- Saturday and evening office hours;
- Security Deposit waivers;
- Revised transfer policies;
- Site-based waiting lists;
- 
- Giveaways.

Mass Media  
advertising/Public  
service  
announcements;  
and

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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. Depending on the availability of applicants with proper demographics, at a minimum, 40% of all new admissions to public housing on an annual basis may 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.

**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 lower/very 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 de-concentration.**
- ▶ **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: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: <b>CO06PO02501-03</b> Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2003</b>		
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	
<b>CO002005</b>	Site:							
	<i>Total Site</i>			0.00				
	Dwelling Units:							
	Comprehensive modernization	1460		836,079.00				
	<i>Total Dwelling Construction</i>			836,079.00				
	<b>Total CO002005</b>			836,079.00				



















**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: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: <b>CO06PO02501-03</b> Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2003</b>		
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	
<b>PHA-Wide</b>	<b>Non Dwelling Equipment</b>							
	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		25,000.00				
	Continuing replacement of aging maintenance and housing management vehicles. This is a continuation of Five Year Plan.	1475		30,000.00				
	Occupany Dept: 3 printers, 2 typewriters for preparation of leases and documents	1475		1,400.00				
	Management office: equipment & furniture	1475		12,000.00				
	Continuing replacement of aging maintenance equipment. This is a continuation of the of 5 Yr. Pla	1475		2,000.00				
	Continuing replacement of aging office furnishings. This is a continuation of the Five Year Plan.	1475		2,000.00				
	<b>Total Non Dwelling Equipment</b>			72,400.00				

**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: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: <b>CO06PO02501-03</b> Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2003</b>		
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	
<b>PHA-Wide</b>	<b>Operations</b>	1406		121,854.00				
	<b>Management Improvements</b>							
	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		15,000.00				
	Resident Initiatives Coordinator, responsible for resident training recruitment, Resident Councils, other types of resident programs.	1408		13,000.00				
	Benefits, 40%	1408		11,200.00				
	To maintain a good living environment at Sangre de Cristo Apartments off duty law enforcement officers are employed to provide security.	1408		5,000.00				



**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: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2003</b>		
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	
<b>PHA-Wide</b>	To continue the HACP emphasis on							
	resident empowerment the resident							
	training program plans to contract with							
	Pueblo employers to place several residents	1408		5,000.00				
	in regular jobs.							
	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		5,000.00				
	Training for staff to meet requirements of QHWRA							
	including: New Policies, PHAS/New Regulations/ Uniform Inspections.	1408		5,000.00				
	<b>Total Management Improvements</b>			<b>59,200.00</b>				

**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: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: <b>CO06PO02501-03</b> Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2003</b>		
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	
	<b>Administration</b>							
	Administration of the Capital Fund 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		43,940.00				
	Benefits			29,290.00				
	Sundry administrative expenses such as telephone, office supplies, Fidelity Bond, etc.	1410		8,000.00				
	In house Architectural staff salaries Architect, two Draftsmen, Technical Support	1410		71,480.00				
	Benefits	1410		28,560.00				
	<b>Total Administration</b>			181,270.00				
	<b>Fees and Costs</b>							
	Contract engineering costs, sundry costs such as printing, computer supplies, computer	1430		25,000.00				

**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
	Original	Revised	Actual	Original	Revised	Actual	
PHA-Wide	31-Mar-05			31-Mar-07			
Co002001 Sangre de	31-Mar-05			31-Mar-07			
Co002002 Scattered	31-Mar-05			31-Mar-07			
Co002003 Mesa Tower	31-Mar-05			31-Mar-07			
Co002005 Eastwood	31-Mar-05			31-Mar-07			
Co002008 Scattered Sites	31-Mar-05			31-Mar-07			
Co06P002010 Scattered	31-Mar-05			31-Mar-07			
Co06P002011 The Vail	31-Mar-05			31-Mar-07			
Co06P002014 Minnequa Apts.	31-Mar-05			31-Mar-07			
Co06P002015 Scattered Sites	31-Mar-05			31-Mar-07			
Co06P002017 Montezuma	31-Mar-05			31-Mar-07			
Co06P002018 Scattered Sites	31-Mar-05			31-Mar-07			
Co06P002020 Scattered Sites	31-Mar-05			31-Mar-07			
Co06P002022 Scattered Sites	31-Mar-05			31-Mar-07			

**CAPITAL FUND PROGRAM TABLES START HERE**

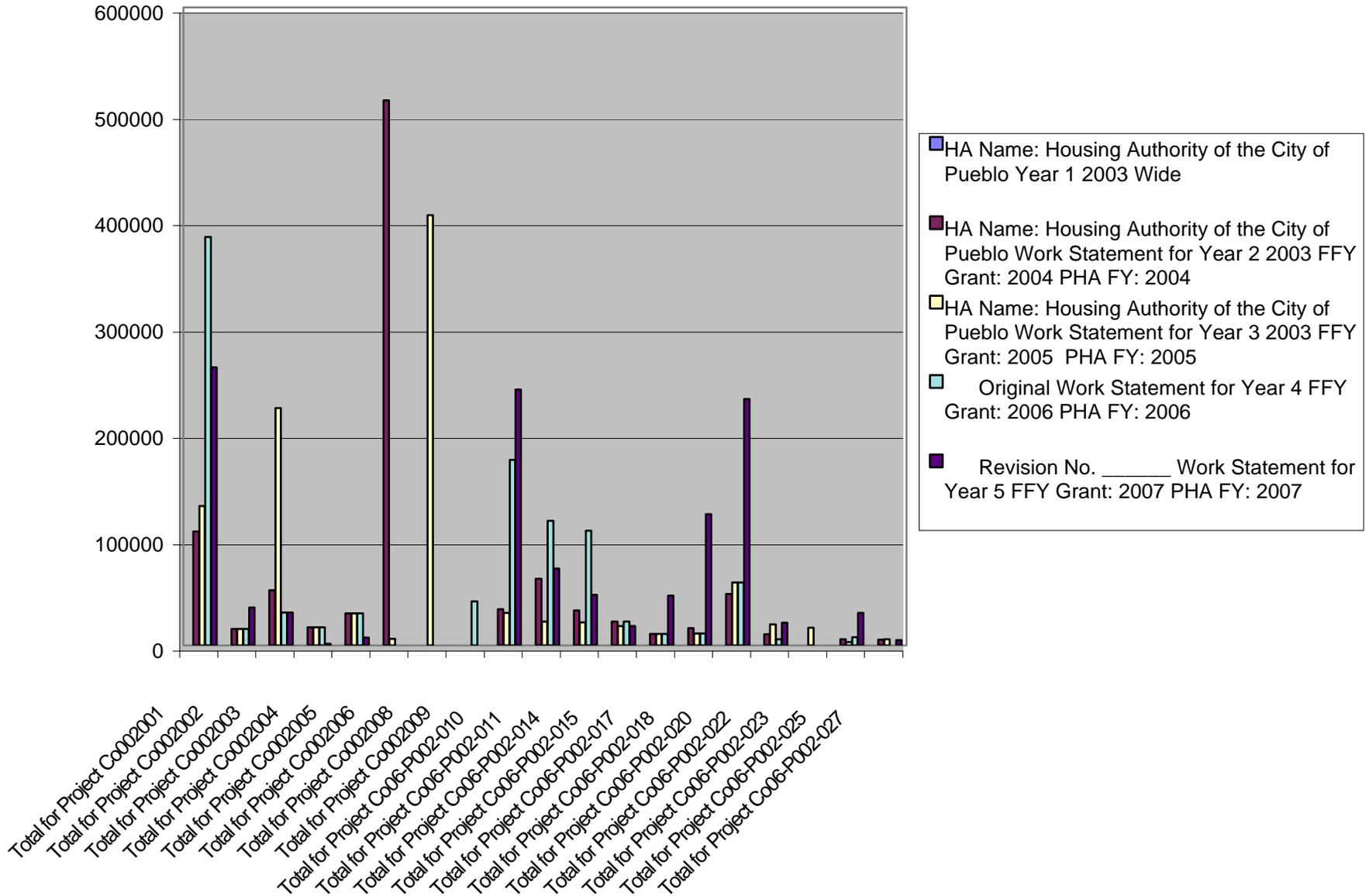
Attachment: co002b01

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

PHA Name: <b>Housing Authority of the City of Pueblo</b>	Grant Type and Number: Capital Fund Program No: <b>CO06PO02501-03</b> Replacement Housing Factor Grant No:	Federal FY of Grant: <b>2003</b>
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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	121,854.00			
3	1408 Management Improvements	59,200.00			
4	1410 Administration	181,270.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	25,000.00			
8	1440 Site Acquisition				
9	1450 Site Improvement	30,000.00			
10	1460 Dwelling Structures	1,035,275.00			
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	72,400.00			
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)	<b>\$1,524,999.00</b>			
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 Fund Program Five-Year Action Plan

## Part I: Summary

Attachment: co002c01

HA Name:						<input checked="" type="checkbox"/> Original	<input type="checkbox"/> Revision No. _____
Housing Authority of the City of Pueblo							
Development Number/Name/HA-Wide	Year 1 2003	Work Statement for Year 2 FFY Grant: 2004 PHA FY: 2004	Work Statement for Year 3 FFY Grant: 2005 PHA FY: 2005	Work Statement for Year 4 FFY Grant: 2006 PHA FY: 2006	Work Statement for Year 5 FFY Grant: 2007 PHA FY: 2007		
<b>Total for Project Co002001</b>	Annual	107,000.00	131,000.00	384,000.00	261,400.00		
<b>Total for Project Co002002</b>	Statement	15,575.00	15,575.00	15,575.00	35,575.00		
<b>Total for Project Co002003</b>		51,925.00	223,089.00	31,025.00	31,025.00		
<b>Total for Project Co002004</b>		17,213.00	17,213.00	17,213.00	1,400.00		
<b>Total for Project Co002005</b>		30,002.00	30,004.00	30,004.00	7,504.00		
<b>Total for Project Co002006</b>		512,383.00	6,000.00	0.00	0.00		
<b>Total for Project Co002008</b>		0.00	404,814.00	0.00	0.00		
<b>Total for Project Co002009</b>		0.00	0.00	41,300.00	0.00		
<b>Total for Project Co06-P002-010</b>		33,975.00	30,475.00	174,562.00	240,775.00		
<b>Total for Project Co06-P002-011</b>		62,575.00	22,375.00	117,375.00	72,375.00		
<b>Total for Project Co06-P002-014</b>		32,750.00	21,550.00	107,850.00	47,550.00		
<b>Total for Project Co06-P002-015</b>		22,620.00	18,300.00	22,620.00	18,300.00		
<b>Total for Project Co06-P002-017</b>		10,900.00	10,900.00	10,900.00	46,900.00		
<b>Total for Project Co06-P002-018</b>		16,288.00	11,288.00	11,288.00	123,488.00		
<b>Total for Project Co06-P002-020</b>		48,345.00	59,170.00	59,170.00	231,855.00		
<b>Total for Project Co06-P002-022</b>		10,533.00	19,733.00	5,933.00	21,270.00		
<b>Total for Project Co06-P002-023</b>		0.00	16,530.00	0.00	0.00		
<b>Total for Project Co06-P002-025</b>		5,785.00	3,285.00	7,905.00	30,635.00		
<b>Total for Project Co06-P002-027</b>		5,600.00	5,800.00	0.00	5,000.00		
<b>Agency Wide-Administration</b>		310,800.00	310,800.00	310,800.00	310,800.00		
<b>Agency Wide-Fees and Costs</b>		52,000.00	52,000.00	52,000.00	52,000.00		
<b>Agency Wide-Management Improvements</b>		104,200.00	104,200.00	104,200.00	104,200.00		
<b>Agency Wide-Non Dwelling Equipment</b>		102,530.00	55,430.00	53,600.00	50,630.00		
<b>CFP Funds Listed for 5-Year planning</b>		<b>\$1,552,999.00</b>	<b>\$1,569,531.00</b>	<b>\$1,557,320.00</b>	<b>\$1,692,682.00</b>		
<b>Replacement Housing Factor Funds</b>							

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	5,108.00
See		Replace 20% stoves/refrigerators	0.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	5,400.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>17,213.00</b>
		Replace all interior/exterior light fixtures	0.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	22,500.00
		add smoke detectors to bedrooms	0.00		Repair/replace sidewalk, concrete steps	7,502.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>30,002.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	0.00	<b>Co002006</b>	Install handrails/guardrails	3,570.00
Statement		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	6,000.00
		Clean and point brick	0.00		Insulate attics and crawlspaces	51,750.00
		Regrade around buildings for drainage	0.00		Repair/replace sidewalk, concrete steps	4,215.00
		Refinish kitchen cabinets	0.00		Replace interior doors	46,780.00
		Standardize plumbing	0.00		Standardize plumbing, bathroom fixtures.	99,651.00
		<b>Total for Project Co002001</b>	<b>107,000.00</b>		Patch/paint interiors after repairs	110,800.00
					Refurbish/replace kitchen cabinets	100,000.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	11,630.00
		Paint exterior stucco	0.00		Clean, point, seal exterior brick	54,950.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	6,188.00
		<b>Total for Project Co002002</b>	<b>15,575.00</b>		Install bathroom exhaust fans	6,100.00
					Recondition/resod lawns	4,000.00
	<b>Co002003</b>	Replace balcony screen doors	0.00		Replace heat registers	4,124.00
		Replace carpet	4,250.00		Replace weather stripping	2,625.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>512,383.00</b>
		Replace kitchen exhaust fans/grease shield	0.00			
		Replace kitchen cabinets	0.00			
		Replace floor tile	0.00			
		Replace smoke seals on doors	20,900.00			
		<b>Total for Project Co002003</b>	<b>51,925.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002008</b>	Concrete repair	0.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	
See		Exterior paint, stucco, gutters	0.00		Replace interior doors/bi-folds	3,300.00
		Replace exterior doors, locks, patio doors	0.00		Replace kitchen/bathroom plumbing	0.00
		Replace interior/bi-fold doors	0.00		Paint unit interiors	0.00
		Replace interior/exterior light fixtures	0.00		Replace kitchen/vanity cabinets	0.00
Annual		Upgrade electrical switches, fixtures	0.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	0.00		Storage sheds	0.00
		Replace kitchen cabinets/counter tops	0.00		Landscaping/sod replacement	5,525.00
		Install irrigation systems	0.00		Site Lighting	3,500.00
		Parking lot asphalt repair	0.00		Regrade sites for proper drainage	3,000.00
Statement		Regrade sites for drainage/splashblocks	0.00		Replace electrical fixtures	0.00
		<b>Total for project Co002008</b>	<b>0.00</b>		Replace flooring	15,000.00
					<b>Total for Project Co06-P002-010</b>	<b>33,975.00</b>
				<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	1,000.00
	<b>Co002009</b>	Paint unit interiors	0.00		Paint unit interiors	14,500.00
		Replace floor covering	0.00		Replace floor coverings	4,750.00
		Fence and gate repair	0.00		Replace door hardware	275.00
		Sidewalk/concrete repair	0.00		Replace kitchen/bath plumbing fixtures	250.00
		Trim trees/shrubs	0.00		Replace bath/shower tile/trim/grout	1,700.00
		<b>Total for Project Co002009</b>	<b>0.00</b>		Replace kitchen countertops	0.00
					Replace unit door locks	0.00
					Replace window covering	900.00
					Replace corridor floor covering	0.00
					Refurbish windows	33,600.00
					Replace smoke alarms	5,600.00
					<b>Total for Project Co06-P002-011</b>	<b>62,575.00</b>
		<b>TOTAL CFP ESTIMATED COST</b>				





# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	0.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	0.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	0.00		Other Administration	14,000.00
		Replace floor covering	0.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	0.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	0.00			
		<b>Total for Project Co06-P002-023</b>	<b>0.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
Statement	<b>Co06-P002-025</b>	Replace/install smoke detectors	0.00		Resident & staff training	15,000.00
		Recondition/resod lawns	0.00			
		Install irrigation systems	0.00		Vehicle replacement	30,000.00
		Plant trees	0.00		Laser Jet Printers	
		Paint wooden porch columns	2,500.00		Desks	
		Replace interior doors	0.00		Paper handling equipment	4,000.00
		Paint unit interiors	3,285.00		High speed printer	8,000.00
		Replace storm doors	0.00		Handheld computers for inspectors	5,000.00
		<b>Total for Project Co06-P002-025</b>	<b>5,785.00</b>		Scanner	5,000.00
					Computer	5,000.00
					Plotter	8,000.00
					Photo copier	18,000.00
	<b>Co06-P002-027</b>	Replace interior doors	1,200.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	0.00		Replacement of printers	2,600.00
		Paint unit exteriors	4,400.00		Replacement of office furniture	1,420.00
		Replace storm doors	0.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>5,600.00</b>			
		<b>TOTAL CFP ESTIMATED COST</b>				



# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	5,108.00
		Replace 20% stoves/refrigerators	24,000.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	5,400.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>17,213.00</b>
		Replace all interior/exterior light fixtures	0.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	22,500.00
		add smoke detectors to bedrooms	0.00		Repair/replace sidewalk, concrete steps	7,504.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>30,004.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	0.00	<b>Co002006</b>	Install handrails/guardrails	0.00
Statement		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	6,000.00
		Clean and point brick	0.00		Insulate attics and crawlspaces	0.00
		Regrade around buildings for drainage	0.00		Repair/replace sidewalk, concrete steps	0.00
		Refinish kitchen cabinets	0.00		Replace interior doors	0.00
		Standardize plumbing	0.00		Standardize plumbing, bathroom fixtures.	0.00
		<b>Total for Project Co002001</b>	<b>131,000.00</b>		Patch/paint interiors after repairs	0.00
					Refurbish/replace kitchen cabinets	0.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	0.00
		Paint exterior stucco			Clean, point, seal exterior brick	0.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	0.00
		<b>Total for Project Co002002</b>	<b>15,575.00</b>		Install bathroom exhaust fans	0.00
					Recondition/resod lawns	0.00
	<b>Co002003</b>	Replace balcony screen doors	10,200.00		Replace heat registers	0.00
		Replace carpet	4,250.00		Replace weather stripping	0.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>6,000.00</b>
		Replace kitchen exhaust fans/grease shield	27,850.00			
		Replace kitchen cabinets	122,400.00			
		Replace floor tile	31,614.00			
		Replace smoke seals on doors	0.00			
		<b>Total for Project Co002003</b>	<b>223,089.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002008</b>	Concrete repair	16,100.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	0.00
See		Exterior paint, stucco, gutters	18,000.00		Replace interior doors/bi-folds	3,300.00
		Replace exterior doors, locks, patio doors	9,400.00		Replace kitchen/bathroom plumbing	0.00
		Replace interior/bi-fold doors	12,000.00		Paint unit interiors	0.00
		Replace interior/exterior light fixtures	20,175.00		Replace kitchen/vanity cabinets	0.00
Annual		Upgrade electrical switches, fixtures	50,791.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	63,450.00		Storage sheds	0.00
		Replace kitchen cabinets/counter tops	120,378.00		Landscaping/sod replacement	5,525.00
		Install irrigation systems	62,720.00		Site Lighting	0.00
		Parking lot asphalt repair	5,800.00		Regrade sites for proper drainage	3,000.00
Statement		Regrade sites for drainage/splashblocks	8,000.00		Replace electrical fixtures	0.00
		General Renovations	18,000.00		Replace flooring	15,000.00
		<b>Total for Project Co002008</b>	<b>404,814.00</b>		<b>Total for Project Co06-P002-010</b>	<b>30,475.00</b>
	<b>Co002009</b>	Paint unit interiors	0.00	<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	0.00
		Replace floor covering	0.00		Paint unit interiors	14,500.00
		Fence and gate repair	0.00		Replace floor coverings	4,750.00
		Sidewalk/concrete repair	0.00		Replace door hardware	275.00
		Trim trees/shrubs	0.00		Replace kitchen/bath plumbing fixtures	250.00
		<b>Total for Project Co002009</b>	<b>0.00</b>		Replace bath/shower tile/trim/grout	1,700.00
					Replace kitchen countertops	0.00
					Replace unit door locks	0.00
					Replace window covering	900.00
					Replace corridor floor covering	0.00
					Refurbish windows	0.00
					Replace smoke alarms	0.00
					<b>Total for Project Co06-P002-011</b>	<b>22,375.00</b>
		<b>TOTAL CFP ESTIMATED COST</b>				

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co06-P002-014</b>	Install additional light fixture in dressing area	2,400.00	<b>Co06-P002-017</b>	Replace floor tile	3,500.00
		Refinish kitchen/community room cabinets	0.00		Replace kitchen and vanities	6,000.00
		Paint unit interiors	0.00		Paint unit interiors	0.00
		Replace kitchen/bath countertops	0.00		Replace light fixtures	1,400.00
		Replace flooring	7,150.00		<b>Total for Project Co06-P002-017</b>	<b>10,900.00</b>
Annual		Replace window covers/rods	9,000.00			
		Replace interior/closet doors	0.00			
		Replace bathroom sink/toilet/faucets	0.00	<b>Co06-P002-018</b>	Replace bathroom fixtures	0.00
		Install grab bar	0.00		Replace refrigerators/stoves	3,375.00
		Replace accessible unit kitchen cabinets	0.00		Replace interior doors/hardware	7,913.00
Statement		Replace bath light fixtures	0.00		Install bathroom exhaust fans	0.00
		Replace standing seam metal roof	0.00		Install range hoods/grease shields	0.00
		Replace hallway, community room flooring	3,000.00		Replace light fixtures	0.00
		Replace smoke detectors	0.00		Install GFI, replace smoke detectors	0.00
		<b>Total for Project Co06P-002-014</b>	<b>21,550.00</b>		Paint unit interiors	0.00
					Replace tile	0.00
					Replace garage doors	0.00
	<b>Co06-P002-015</b>	Replace interior light fixtures	3,275.00		Install sewer cleanouts	0.00
		Replace bath lavatories and faucets	3,205.00		Recondition sod/landscaping	0.00
		General Renovations	3,000.00		Trim/replace trees & bushes	0.00
		Flooring replacement	3,000.00		<b>Total for Project Co06-P002-018</b>	<b>11,288.00</b>
		Install sewer cleanouts	0.00			
		Paint unit interiors	4,320.00			
		Recondition landscaping/sod	1,500.00			
		<b>Total for Project Co06-P002-015</b>	<b>18,300.00</b>			





# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	4,200.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	1,200.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	4,300.00		Other Administration	14,000.00
		Replace floor covering	1,350.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	4,080.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	1,400.00			
		<b>Total for Project Co06-P002-023</b>	<b>16,530.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
Statement	<b>Co06-P002-025</b>	Replace/install smoke detectors	0.00		Resident & staff training	15,000.00
		Recondition/resod lawns	0.00			
		Install irrigation systems	0.00		Vehicle replacement	30,000.00
		Plant trees	0.00		Laser Jet Printers	1,400.00
		Paint wooden porch columns	0.00		Desks	
		Replace interior doors	0.00		Paper handling equipment	4,000.00
		Paint unit interiors	3,285.00		High speed printer	
		Replace storm doors	0.00		Handheld computers for inspectors	
		<b>Total for Project Co06-P002-025</b>	<b>3,285.00</b>		Scanner	
					Computer	
					Plotter	
					Photo copier	
	<b>Co06-P002-027</b>	Replace interior doors	0.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	1,400.00		Replacement of printers	2,600.00
		Paint unit exteriors	4,400.00		Replacement of office furniture	1,920.00
		Replace storm doors	0.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>5,800.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	5,108.00
See		Replace 20% stoves/refrigerators	24,000.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	5,400.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>17,213.00</b>
		Replace all interior/exterior light fixtures	74,500.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	22,500.00
		add smoke detectors to bedrooms	37,200.00		Repair/replace sidewalk, concrete steps	7,504.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>30,004.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	46,200.00	<b>Co002006</b>	Install handrails/guardrails	0.00
		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	0.00
Statement		Clean and point brick	0.00		Insulate attics and crawlspaces	0.00
		Regrade around buildings for drainage	20,500.00		Repair/replace sidewalk, concrete steps	0.00
		Refinish kitchen cabinets	63,600.00		Replace interior doors	0.00
		Standardize plumbing	11,000.00		Standardize plumbing, bathroom fixtures.	0.00
		<b>Total for Project Co002001</b>	<b>384,000.00</b>		Patch/paint interiors after repairs	0.00
					Refurbish/replace kitchen cabinets	0.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	0.00
		Paint exterior stucco			Clean, point, seal exterior brick	0.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	0.00
		<b>Total for Project Co002002</b>	<b>15,575.00</b>		Install bathroom exhaust fans	0.00
					Recondition/resod lawns	0.00
	<b>Co002003</b>	Replace balcony screen doors	0.00		Replace heat registers	0.00
		Replace carpet	4,250.00		Replace weather stripping	0.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>0.00</b>
		Replace kitchen exhaust fans/grease shield	0.00			
		Replace kitchen cabinets	0.00			
		Replace floor tile	0.00			
		Replace smoke seals on doors	0.00			
		<b>Total for Project Co002003</b>	<b>31,025.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002008</b>	Concrete repair	0.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	0.00
		Exterior paint, stucco, gutters	0.00		Replace interior doors/bi-folds	3,300.00
		Replace exterior doors, locks, patio doors	0.00		Replace kitchen/bathroom plumbing	0.00
		Replace interior/bi-fold doors	0.00		Paint unit interiors	0.00
		Replace interior/exterior light fixtures	0.00		Replace kitchen/vanity cabinets	144,087.00
Annual		Upgrade electrical switches, fixtures	0.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	0.00		Storage sheds	0.00
		Replace kitchen cabinets/counter tops	0.00		Landscaping/sod replacement	5,525.00
		Install irrigation systems	0.00		Site Lighting	0.00
		Parking lot asphalt repair	0.00		Regrade sites for proper drainage	3,000.00
		Regrade sites for drainage/splashblocks	0.00		Replace electrical fixtures	0.00
Statement		<b>Total for project Co002008</b>	<b>0.00</b>		Replace flooring	15,000.00
					<b>Total for Project Co06-P002-010</b>	<b>174,562.00</b>
	<b>Co002009</b>	Paint unit interiors	18,000.00			
		Replace floor covering	18,400.00	<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	0.00
		Fence and gate repair	1,700.00		Paint unit interiors	14,500.00
		Sidewalk/concrete repair	1,200.00		Replace floor coverings	4,750.00
		Trim trees/shrubs	2,000.00		Replace door hardware	275.00
		<b>Total for Project Co002009</b>	<b>41,300.00</b>		Replace kitchen/bath plumbing fixtures	20,250.00
					Replace bath/shower tile/trim/grout	15,700.00
					Replace kitchen countertops	21,000.00
					Replace unit door locks	14,000.00
					Replace window covering	900.00
					Replace corridor floor covering	26,000.00
					Refurbish windows	0.00
					Replace smoke alarms	0.00
					<b>Total for Project Co06-P002-011</b>	<b>117,375.00</b>
		<b>TOTAL CFP ESTIMATED COST</b>				

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co06-P002-014</b>	Install additional light fixture in dressing area	2,400.00	<b>Co06-P002-017</b>	Replace floor tile	3,500.00
		Refinish kitchen/community room cabinets	0.00		Replace kitchen and vanities	6,000.00
		Paint unit interiors	0.00		Paint unit interiors	0.00
		Replace kitchen/bath countertops	11,800.00		Replace light fixtures	1,400.00
		Replace flooring	7,150.00		<b>Total for Project Co06-P002-017</b>	<b>10,900.00</b>
Annual		Replace window covers/rods	9,000.00			
		Replace interior/closet doors	0.00			
		Replace bathroom sink/toilet/faucets	0.00	<b>Co06-P002-018</b>	Replace bathroom fixtures	0.00
		Install grab bar	0.00		Replace refrigerators/stoves	3,375.00
		Replace accessible unit kitchen cabinets	0.00		Replace interior doors/hardware	7,913.00
		Replace bath light fixtures	0.00		Install bathroom exhaust fans	0.00
Statement		Replace standing seam metal roof	76,000.00		Install range hoods/grease shields	0.00
		Replace hallway, community room flooring	1,500.00		Replace light fixtures	0.00
		Replace smoke detectors	0.00		Install GFI, replace smoke detectors	0.00
		<b>Total for Project Co06P-002-014</b>	<b>107,850.00</b>		Paint unit interiors	0.00
					Replace tile	0.00
					Replace garage doors	0.00
	<b>Co06-P002-015</b>	Replace interior light fixtures	3,275.00		Install sewer cleanouts	0.00
		Replace bath lavatories and faucets	3,205.00		Recondition sod/landscaping	0.00
		General Renovations	3,000.00		Trim/replace trees & bushes	0.00
		Flooring replacement	3,000.00		<b>Total for Project Co06-P002-018</b>	<b>11,288.00</b>
		Install sewer cleanouts	4,320.00			
		Paint unit interiors	4,320.00			
		Recondition landscaping/sod	1,500.00			
		<b>Total for Project Co06-P002-015</b>	<b>22,620.00</b>			



# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	0.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	0.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	0.00		Other Administration	14,000.00
		Replace floor covering	0.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	0.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	0.00			
		<b>Total for Project Co06-P002-023</b>	<b>0.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
	<b>Co06-P002-025</b>	Replace/install smoke detectors	4,620.00		Resident & staff training	15,000.00
Statement		Recondition/resod lawns	0.00			
		Install irrigation systems	0.00		Vehicle replacement	30,000.00
		Plant trees	0.00		Laser Jet Printers	
		Paint wooden porch columns	0.00		Desks	
		Replace interior doors	0.00		Paper handling equipment	4,570.00
		Paint unit interiors	3,285.00		High speed printer	
		Replace storm doors	0.00		Handheld computers for inspectors	
		<b>Total for Project Co06-P002-025</b>	<b>7,905.00</b>		Scanner	
					Computer	
					Plotter	
					Photo copier	
	<b>Co06-P002-027</b>	Replace interior doors	0.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	0.00		Replacement of printers	2,600.00
		Paint unit exteriors	0.00		Replacement of office furniture	920.00
		Replace storm doors	0.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>0.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	0.00
		Replace 20% stoves/refrigerators	0.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	0.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>6,705.00</b>
		Replace all interior/exterior light fixtures	0.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	0.00
		add smoke detectors to bedrooms	0.00		Repair/replace sidewalk, concrete steps	7,504.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>7,504.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	0.00	<b>Co002006</b>	Install handrails/guardrails	0.00
		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	0.00
Statement		Clean and point brick	154,400.00		Insulate attics and crawlspaces	0.00
		Regrade around buildings for drainage	0.00		Repair/replace sidewalk, concrete steps	0.00
		Refinish kitchen cabinets	0.00		Replace interior doors	0.00
		Standardize plumbing	0.00		Standardize plumbing, bathroom fixtures.	0.00
		<b>Total for Project Co002001</b>	<b>261,400.00</b>		Patch/paint interiors after repairs	0.00
					Refurbish/replace kitchen cabinets	0.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	0.00
		Paint exterior stucco	20,000.00		Clean, point, seal exterior brick	0.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	0.00
		<b>Total for Project Co002002</b>	<b>35,575.00</b>		Install bathroom exhaust fans	0.00
					Recondition/resod lawns	0.00
	<b>Co002003</b>	Replace balcony screen doors			Replace heat registers	0.00
		Replace carpet	4,250.00		Replace weather stripping	0.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>0.00</b>
		Replace kitchen exhaust fans/grease shield	0.00			
		Replace kitchen cabinets	0.00			
		Replace floor tile	0.00			
		Replace smoke seals on doors	0.00			
		<b>Total for Project Co002003</b>	<b>31,025.00</b>			

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Capital Funds Program Tables



# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002008</b>	Concrete repair	0.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	80,500.00
		Exterior paint, stucco, gutters	0.00		Replace interior doors/bi-folds	0.00
		Replace exterior doors, locks, patio doors	0.00		Replace kitchen/bathroom plumbing	57,100.00
		Replace interior/bi-fold doors	0.00		Paint unit interiors	62,400.00
		Replace interior/exterior light fixtures	0.00		Replace kitchen/vanity cabinets	0.00
Annual		Upgrade electrical switches, fixtures	0.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	0.00		Storage sheds	24,000.00
		Replace kitchen cabinets/counter tops	0.00		Landscaping/sod replacement	3,525.00
		Install irrigation systems	0.00		Site Lighting	0.00
		Parking lot asphalt repair	0.00		Regrade sites for proper drainage	0.00
		Regrade sites for drainage/splashblocks	0.00		Replace electrical fixtures	9,600.00
Statement		<b>Total for project Co002008</b>	<b>0.00</b>		Replace flooring	0.00
					<b>Total for Project Co06-P002-010</b>	<b>240,775.00</b>
	<b>Co002009</b>	Paint unit interiors	0.00	<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	0.00
		Replace floor covering	0.00		Paint unit interiors	14,500.00
		Fence and gate repair	0.00		Replace floor coverings	4,750.00
		Sidewalk/concrete repair	0.00		Replace door hardware	275.00
		Trim trees/shrubs	0.00		Replace kitchen/bath plumbing fixtures	250.00
		<b>Total for Project Co002009</b>	<b>0.00</b>		Replace bath/shower tile/trim/grout	1,700.00
					Replace kitchen countertops	0.00
					Replace unit door locks	0.00
					Replace window covering	900.00
					Replace corridor floor covering	0.00
					Refurbish windows	0.00
					Replace smoke alarms	0.00
					Paint building exterior	50,000.00
		<b>TOTAL CFP ESTIMATED COST</b>				<b>72,375.00</b>





# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	0.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	0.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	0.00		Other Administration	14,000.00
		Replace floor covering	0.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	0.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	0.00			
		<b>Total for Project Co06-P002-023</b>	<b>0.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
	<b>Co06-P002-025</b>	Replace/install smoke detectors	0.00		Resident & staff training	15,000.00
Statement		Recondition/resod lawns	2,000.00			
		Install irrigation systems	15,000.00		Vehicle replacement	30,000.00
		Plant trees	400.00		Laser Jet Printers	0.00
		Paint wooden porch columns	0.00		Desks	600.00
		Replace interior doors	4,950.00		Paper handling equipment	0.00
		Paint unit interiors	3,285.00		High speed printer	0.00
		Replace storm doors	5,000.00		Handheld computers for inspectors	0.00
		<b>Total for Project Co06-P002-025</b>	<b>30,635.00</b>		Scanner	0.00
					Computer	0.00
					Plotter	0.00
					Photo copier	0.00
	<b>Co06-P002-027</b>	Replace interior doors	0.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	0.00		Replacement of printers	2,600.00
		Paint unit exteriors	0.00		Replacement of office furniture	1,920.00
		Replace storm doors	5,000.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>5,000.00</b>			
		<b>TOTAL CFP ESTIMATED COST</b>				

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	5,108.00
		Replace 20% stoves/refrigerators	0.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	5,400.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>17,213.00</b>
		Replace all interior/exterior light fixtures	0.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	22,500.00
		add smoke detectors to bedrooms	0.00		Repair/replace sidewalk, concrete steps	7,502.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>30,002.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	0.00	<b>Co002006</b>	Install handrails/guardrails	3,570.00
Statement		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	6,000.00
		Clean and point brick	0.00		Insulate attics and crawlspaces	51,750.00
		Regrade around buildings for drainage	0.00		Repair/replace sidewalk, concrete steps	4,215.00
		Refinish kitchen cabinets	0.00		Replace interior doors	46,780.00
		Standardize plumbing	0.00		Standardize plumbing, bathroom fixtures.	99,651.00
		<b>Total for Project Co002001</b>	<b>107,000.00</b>		Patch/paint interiors after repairs	110,800.00
					Refurbish/replace kitchen cabinets	100,000.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	11,630.00
		Paint exterior stucco	0.00		Clean, point, seal exterior brick	54,950.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	6,188.00
		<b>Total for Project Co002002</b>	<b>15,575.00</b>		Install bathroom exhaust fans	6,100.00
					Recondition/resod lawns	4,000.00
	<b>Co002003</b>	Replace balcony screen doors	0.00		Replace heat registers	4,124.00
		Replace carpet	4,250.00		Replace weather stripping	2,625.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>512,383.00</b>
		Replace kitchen exhaust fans/grease shield	0.00			
		Replace kitchen cabinets	0.00			
		Replace floor tile	0.00			
		Replace smoke seals on doors	20,900.00			
		<b>Total for Project Co002003</b>	<b>51,925.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002008</b>	Concrete repair	0.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	
See		Exterior paint, stucco, gutters	0.00		Replace interior doors/bi-folds	3,300.00
		Replace exterior doors, locks, patio doors	0.00		Replace kitchen/bathroom plumbing	0.00
		Replace interior/bi-fold doors	0.00		Paint unit interiors	0.00
		Replace interior/exterior light fixtures	0.00		Replace kitchen/vanity cabinets	0.00
Annual		Upgrade electrical switches, fixtures	0.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	0.00		Storage sheds	0.00
		Replace kitchen cabinets/counter tops	0.00		Landscaping/sod replacement	5,525.00
		Install irrigation systems	0.00		Site Lighting	3,500.00
		Parking lot asphalt repair	0.00		Regrade sites for proper drainage	3,000.00
Statement		Regrade sites for drainage/splashblocks	0.00		Replace electrical fixtures	0.00
		<b>Total for project Co002008</b>	<b>0.00</b>		Replace flooring	15,000.00
					<b>Total for Project Co06-P002-010</b>	<b>33,975.00</b>
				<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	1,000.00
	<b>Co002009</b>	Paint unit interiors	0.00		Paint unit interiors	14,500.00
		Replace floor covering	0.00		Replace floor coverings	4,750.00
		Fence and gate repair	0.00		Replace door hardware	275.00
		Sidewalk/concrete repair	0.00		Replace kitchen/bath plumbing fixtures	250.00
		Trim trees/shrubs	0.00		Replace bath/shower tile/trim/grout	1,700.00
		<b>Total for Project Co002009</b>	<b>0.00</b>		Replace kitchen countertops	0.00
					Replace unit door locks	0.00
					Replace window covering	900.00
					Replace corridor floor covering	0.00
					Refurbish windows	33,600.00
					Replace smoke alarms	5,600.00
					<b>Total for Project Co06-P002-011</b>	<b>62,575.00</b>
		<b>TOTAL CFP ESTIMATED COST</b>				





# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 2 FFY Grant: 2004 PHA FY: 2004		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	0.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	0.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	0.00		Other Administration	14,000.00
		Replace floor covering	0.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	0.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	0.00			
		<b>Total for Project Co06-P002-023</b>	<b>0.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
Statement	<b>Co06-P002-025</b>	Replace/install smoke detectors	0.00		Resident & staff training	15,000.00
		Recondition/resod lawns	0.00			
		Install irrigation systems	0.00		Vehicle replacement	30,000.00
		Plant trees	0.00		Laser Jet Printers	
		Paint wooden porch columns	2,500.00		Desks	
		Replace interior doors	0.00		Paper handling equipment	4,000.00
		Paint unit interiors	3,285.00		High speed printer	8,000.00
		Replace storm doors	0.00		Handheld computers for inspectors	5,000.00
		<b>Total for Project Co06-P002-025</b>	<b>5,785.00</b>		Scanner	5,000.00
					Computer	5,000.00
					Plotter	8,000.00
					Photo copier	18,000.00
	<b>Co06-P002-027</b>	Replace interior doors	1,200.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	0.00		Replacement of printers	2,600.00
		Paint unit exteriors	4,400.00		Replacement of office furniture	1,420.00
		Replace storm doors	0.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>5,600.00</b>			
		<b>TOTAL CFP ESTIMATED COST</b>				



# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	5,108.00
		Replace 20% stoves/refrigerators	24,000.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	5,400.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>17,213.00</b>
		Replace all interior/exterior light fixtures	0.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	22,500.00
		add smoke detectors to bedrooms	0.00		Repair/replace sidewalk, concrete steps	7,504.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>30,004.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	0.00	<b>Co002006</b>	Install handrails/guardrails	0.00
Statement		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	6,000.00
		Clean and point brick	0.00		Insulate attics and crawlspaces	0.00
		Regrade around buildings for drainage	0.00		Repair/replace sidewalk, concrete steps	0.00
		Refinish kitchen cabinets	0.00		Replace interior doors	0.00
		Standardize plumbing	0.00		Standardize plumbing, bathroom fixtures.	0.00
		<b>Total for Project Co002001</b>	<b>131,000.00</b>		Patch/paint interiors after repairs	0.00
					Refurbish/replace kitchen cabinets	0.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	0.00
		Paint exterior stucco			Clean, point, seal exterior brick	0.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	0.00
		<b>Total for Project Co002002</b>	<b>15,575.00</b>		Install bathroom exhaust fans	0.00
					Recondition/resod lawns	0.00
	<b>Co002003</b>	Replace balcony screen doors	10,200.00		Replace heat registers	0.00
		Replace carpet	4,250.00		Replace weather stripping	0.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>6,000.00</b>
		Replace kitchen exhaust fans/grease shield	27,850.00			
		Replace kitchen cabinets	122,400.00			
		Replace floor tile	31,614.00			
		Replace smoke seals on doors	0.00			
		<b>Total for Project Co002003</b>	<b>223,089.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002008</b>	Concrete repair	16,100.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	0.00
See		Exterior paint, stucco, gutters	18,000.00		Replace interior doors/bi-folds	3,300.00
		Replace exterior doors, locks, patio doors	9,400.00		Replace kitchen/bathroom plumbing	0.00
		Replace interior/bi-fold doors	12,000.00		Paint unit interiors	0.00
		Replace interior/exterior light fixtures	20,175.00		Replace kitchen/vanity cabinets	0.00
Annual		Upgrade electrical switches, fixtures	50,791.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	63,450.00		Storage sheds	0.00
		Replace kitchen cabinets/counter tops	120,378.00		Landscaping/sod replacement	5,525.00
		Install irrigation systems	62,720.00		Site Lighting	0.00
		Parking lot asphalt repair	5,800.00		Regrade sites for proper drainage	3,000.00
Statement		Regrade sites for drainage/splashblocks	8,000.00		Replace electrical fixtures	0.00
		General Renovations	18,000.00		Replace flooring	15,000.00
		<b>Total for Project Co002008</b>	<b>404,814.00</b>		<b>Total for Project Co06-P002-010</b>	<b>30,475.00</b>
	<b>Co002009</b>	Paint unit interiors	0.00	<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	0.00
		Replace floor covering	0.00		Paint unit interiors	14,500.00
		Fence and gate repair	0.00		Replace floor coverings	4,750.00
		Sidewalk/concrete repair	0.00		Replace door hardware	275.00
		Trim trees/shrubs	0.00		Replace kitchen/bath plumbing fixtures	250.00
		<b>Total for Project Co002009</b>	<b>0.00</b>		Replace bath/shower tile/trim/grout	1,700.00
					Replace kitchen countertops	0.00
					Replace unit door locks	0.00
					Replace window covering	900.00
					Replace corridor floor covering	0.00
					Refurbish windows	0.00
					Replace smoke alarms	0.00
					<b>Total for Project Co06-P002-011</b>	<b>22,375.00</b>
		<b>TOTAL CFP ESTIMATED COST</b>				

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co06-P002-014</b>	Install additional light fixture in dressing area	2,400.00	<b>Co06-P002-017</b>	Replace floor tile	3,500.00
		Refinish kitchen/community room cabinets	0.00		Replace kitchen and vanities	6,000.00
		Paint unit interiors	0.00		Paint unit interiors	0.00
		Replace kitchen/bath countertops	0.00		Replace light fixtures	1,400.00
		Replace flooring	7,150.00		<b>Total for Project Co06-P002-017</b>	<b>10,900.00</b>
Annual		Replace window covers/rods	9,000.00			
		Replace interior/closet doors	0.00			
		Replace bathroom sink/toilet/faucets	0.00	<b>Co06-P002-018</b>	Replace bathroom fixtures	0.00
		Install grab bar	0.00		Replace refrigerators/stoves	3,375.00
		Replace accessible unit kitchen cabinets	0.00		Replace interior doors/hardware	7,913.00
Statement		Replace bath light fixtures	0.00		Install bathroom exhaust fans	0.00
		Replace standing seam metal roof	0.00		Install range hoods/grease shields	0.00
		Replace hallway, community room flooring	3,000.00		Replace light fixtures	0.00
		Replace smoke detectors	0.00		Install GFI, replace smoke detectors	0.00
		<b>Total for Project Co06P-002-014</b>	<b>21,550.00</b>		Paint unit interiors	0.00
					Replace tile	0.00
					Replace garage doors	0.00
	<b>Co06-P002-015</b>	Replace interior light fixtures	3,275.00		Install sewer cleanouts	0.00
		Replace bath lavatories and faucets	3,205.00		Recondition sod/landscaping	0.00
		General Renovations	3,000.00		Trim/replace trees & bushes	0.00
		Flooring replacement	3,000.00		<b>Total for Project Co06-P002-018</b>	<b>11,288.00</b>
		Install sewer cleanouts	0.00			
		Paint unit interiors	4,320.00			
		Recondition landscaping/sod	1,500.00			
		<b>Total for Project Co06-P002-015</b>	<b>18,300.00</b>			





# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	4,200.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	1,200.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	4,300.00		Other Administration	14,000.00
		Replace floor covering	1,350.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	4,080.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	1,400.00			
		<b>Total for Project Co06-P002-023</b>	<b>16,530.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
Statement	<b>Co06-P002-025</b>	Replace/install smoke detectors	0.00		Resident & staff training	15,000.00
		Recondition/resod lawns	0.00			
		Install irrigation systems	0.00		Vehicle replacement	30,000.00
		Plant trees	0.00		Laser Jet Printers	1,400.00
		Paint wooden porch columns	0.00		Desks	
		Replace interior doors	0.00		Paper handling equipment	4,000.00
		Paint unit interiors	3,285.00		High speed printer	
		Replace storm doors	0.00		Handheld computers for inspectors	
		<b>Total for Project Co06-P002-025</b>	<b>3,285.00</b>		Scanner	
					Computer	
					Plotter	
					Photo copier	
	<b>Co06-P002-027</b>	Replace interior doors	0.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	1,400.00		Replacement of printers	2,600.00
		Paint unit exteriors	4,400.00		Replacement of office furniture	1,920.00
		Replace storm doors	0.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>5,800.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	5,108.00
See		Replace 20% stoves/refrigerators	24,000.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	5,400.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>17,213.00</b>
		Replace all interior/exterior light fixtures	74,500.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	22,500.00
		add smoke detectors to bedrooms	37,200.00		Repair/replace sidewalk, concrete steps	7,504.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>30,004.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	46,200.00	<b>Co002006</b>	Install handrails/guardrails	0.00
		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	0.00
Statement		Clean and point brick	0.00		Insulate attics and crawlspaces	0.00
		Regrade around buildings for drainage	20,500.00		Repair/replace sidewalk, concrete steps	0.00
		Refinish kitchen cabinets	63,600.00		Replace interior doors	0.00
		Standardize plumbing	11,000.00		Standardize plumbing, bathroom fixtures.	0.00
		<b>Total for Project Co002001</b>	<b>384,000.00</b>		Patch/paint interiors after repairs	0.00
					Refurbish/replace kitchen cabinets	0.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	0.00
		Paint exterior stucco			Clean, point, seal exterior brick	0.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	0.00
		<b>Total for Project Co002002</b>	<b>15,575.00</b>		Install bathroom exhaust fans	0.00
					Recondition/resod lawns	0.00
	<b>Co002003</b>	Replace balcony screen doors	0.00		Replace heat registers	0.00
		Replace carpet	4,250.00		Replace weather stripping	0.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>0.00</b>
		Replace kitchen exhaust fans/grease shield	0.00			
		Replace kitchen cabinets	0.00			
		Replace floor tile	0.00			
		Replace smoke seals on doors	0.00			
		<b>Total for Project Co002003</b>	<b>31,025.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002008</b>	Concrete repair	0.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	0.00
		Exterior paint, stucco, gutters	0.00		Replace interior doors/bi-folds	3,300.00
		Replace exterior doors, locks, patio doors	0.00		Replace kitchen/bathroom plumbing	0.00
		Replace interior/bi-fold doors	0.00		Paint unit interiors	0.00
		Replace interior/exterior light fixtures	0.00		Replace kitchen/vanity cabinets	144,087.00
Annual		Upgrade electrical switches, fixtures	0.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	0.00		Storage sheds	0.00
		Replace kitchen cabinets/counter tops	0.00		Landscaping/sod replacement	5,525.00
		Install irrigation systems	0.00		Site Lighting	0.00
		Parking lot asphalt repair	0.00		Regrade sites for proper drainage	3,000.00
		Regrade sites for drainage/splashblocks	0.00		Replace electrical fixtures	0.00
Statement		<b>Total for project Co002008</b>	<b>0.00</b>		Replace flooring	15,000.00
					<b>Total for Project Co06-P002-010</b>	<b>174,562.00</b>
	<b>Co002009</b>	Paint unit interiors	18,000.00			
		Replace floor covering	18,400.00	<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	0.00
		Fence and gate repair	1,700.00		Paint unit interiors	14,500.00
		Sidewalk/concrete repair	1,200.00		Replace floor coverings	4,750.00
		Trim trees/shrubs	2,000.00		Replace door hardware	275.00
		<b>Total for Project Co002009</b>	<b>41,300.00</b>		Replace kitchen/bath plumbing fixtures	20,250.00
					Replace bath/shower tile/trim/grout	15,700.00
					Replace kitchen countertops	21,000.00
					Replace unit door locks	14,000.00
					Replace window covering	900.00
					Replace corridor floor covering	26,000.00
					Refurbish windows	0.00
					Replace smoke alarms	0.00
					<b>Total for Project Co06-P002-011</b>	<b>117,375.00</b>
		<b>TOTAL CFP ESTIMATED COST</b>				

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co06-P002-014</b>	Install additional light fixture in dressing area	2,400.00	<b>Co06-P002-017</b>	Replace floor tile	3,500.00
		Refinish kitchen/community room cabinets	0.00		Replace kitchen and vanities	6,000.00
		Paint unit interiors	0.00		Paint unit interiors	0.00
		Replace kitchen/bath countertops	11,800.00		Replace light fixtures	1,400.00
		Replace flooring	7,150.00		<b>Total for Project Co06-P002-017</b>	<b>10,900.00</b>
Annual		Replace window covers/rods	9,000.00			
		Replace interior/closet doors	0.00			
		Replace bathroom sink/toilet/faucets	0.00	<b>Co06-P002-018</b>	Replace bathroom fixtures	0.00
		Install grab bar	0.00		Replace refrigerators/stoves	3,375.00
		Replace accessible unit kitchen cabinets	0.00		Replace interior doors/hardware	7,913.00
		Replace bath light fixtures	0.00		Install bathroom exhaust fans	0.00
Statement		Replace standing seam metal roof	76,000.00		Install range hoods/grease shields	0.00
		Replace hallway, community room flooring	1,500.00		Replace light fixtures	0.00
		Replace smoke detectors	0.00		Install GFI, replace smoke detectors	0.00
		<b>Total for Project Co06P-002-014</b>	<b>107,850.00</b>		Paint unit interiors	0.00
					Replace tile	0.00
					Replace garage doors	0.00
	<b>Co06-P002-015</b>	Replace interior light fixtures	3,275.00		Install sewer cleanouts	0.00
		Replace bath lavatories and faucets	3,205.00		Recondition sod/landscaping	0.00
		General Renovations	3,000.00		Trim/replace trees & bushes	0.00
		Flooring replacement	3,000.00		<b>Total for Project Co06-P002-018</b>	<b>11,288.00</b>
		Install sewer cleanouts	4,320.00			
		Paint unit interiors	4,320.00			
		Recondition landscaping/sod	1,500.00			
		<b>Total for Project Co06-P002-015</b>	<b>22,620.00</b>			



# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	0.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	0.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	0.00		Other Administration	14,000.00
		Replace floor covering	0.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	0.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	0.00			
		<b>Total for Project Co06-P002-023</b>	<b>0.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
	<b>Co06-P002-025</b>	Replace/install smoke detectors	4,620.00		Resident & staff training	15,000.00
Statement		Recondition/resod lawns	0.00			
		Install irrigation systems	0.00		Vehicle replacement	30,000.00
		Plant trees	0.00		Laser Jet Printers	
		Paint wooden porch columns	0.00		Desks	
		Replace interior doors	0.00		Paper handling equipment	4,570.00
		Paint unit interiors	3,285.00		High speed printer	
		Replace storm doors	0.00		Handheld computers for inspectors	
		<b>Total for Project Co06-P002-025</b>	<b>7,905.00</b>		Scanner	
					Computer	
					Plotter	
					Photo copier	
	<b>Co06-P002-027</b>	Replace interior doors	0.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	0.00		Replacement of printers	2,600.00
		Paint unit exteriors	0.00		Replacement of office furniture	920.00
		Replace storm doors	0.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>0.00</b>			

# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002001</b>	Replace all interior hollow core/bi fold doors	55,125.00	<b>Co002004</b>	Replace carpet in elderly units	0.00
		Replace 20% stoves/refrigerators	0.00		Replace window covers	6,705.00
		Replace bathroom accessories--towel bars			Replace stoves/refrigerators	0.00
		medicine cabinets, shower rods, etc.	5,875.00		<b>Total for Project Co002004</b>	<b>6,705.00</b>
		Replace all interior/exterior light fixtures	0.00			
Annual		Replace outlets, switches, smoke detectors		<b>CO002005</b>	Replace floor tile	0.00
		add smoke detectors to bedrooms	0.00		Repair/replace sidewalk, concrete steps	7,504.00
		Replace toilets	26,500.00		<b>Total for Project Co002005</b>	<b>7,504.00</b>
		Lead pipe repairs	3,000.00			
		Timed irrigation systems	0.00	<b>Co002006</b>	Install handrails/guardrails	0.00
		Replace 10% of resilient vinyl tile	16,500.00		Replace/repair irrigation systems	0.00
Statement		Clean and point brick	154,400.00		Insulate attics and crawlspaces	0.00
		Regrade around buildings for drainage	0.00		Repair/replace sidewalk, concrete steps	0.00
		Refinish kitchen cabinets	0.00		Replace interior doors	0.00
		Standardize plumbing	0.00		Standardize plumbing, bathroom fixtures.	0.00
		<b>Total for Project Co002001</b>	<b>261,400.00</b>		Patch/paint interiors after repairs	0.00
					Refurbish/replace kitchen cabinets	0.00
	<b>Co002002</b>	Scattered site sod replacement	5,000.00		Replace floor tile	0.00
		Paint exterior stucco	20,000.00		Clean, point, seal exterior brick	0.00
		Replace stove/refrigerators	10,575.00		Install range hoods, grease shields	0.00
		<b>Total for Project Co002002</b>	<b>35,575.00</b>		Install bathroom exhaust fans	0.00
					Recondition/resod lawns	0.00
	<b>Co002003</b>	Replace balcony screen doors			Replace heat registers	0.00
		Replace carpet	4,250.00		Replace weather stripping	0.00
		Replace GFI, duplex outlets, switches, etc.	26,775.00		<b>Total for Project Co002006</b>	<b>0.00</b>
		Replace kitchen exhaust fans/grease shield	0.00			
		Replace kitchen cabinets	0.00			
		Replace floor tile	0.00			
		Replace smoke seals on doors	0.00			
		<b>Total for Project Co002003</b>	<b>31,025.00</b>			

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Capital Funds Program Tables



# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 4 FFY Grant: 2006 PHA FY: 2006		
2003	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	<b>Co002008</b>	Concrete repair	0.00	<b>Co06P-002-010</b>	Replace exterior doors/locks	80,500.00
		Exterior paint, stucco, gutters	0.00		Replace interior doors/bi-folds	0.00
		Replace exterior doors, locks, patio doors	0.00		Replace kitchen/bathroom plumbing	57,100.00
		Replace interior/bi-fold doors	0.00		Paint unit interiors	62,400.00
		Replace interior/exterior light fixtures	0.00		Replace kitchen/vanity cabinets	0.00
Annual		Upgrade electrical switches, fixtures	0.00		Fence and gate repair	3,650.00
		Refinish cabinets and paint interiors	0.00		Storage sheds	24,000.00
		Replace kitchen cabinets/counter tops	0.00		Landscaping/sod replacement	3,525.00
		Install irrigation systems	0.00		Site Lighting	0.00
		Parking lot asphalt repair	0.00		Regrade sites for proper drainage	0.00
		Regrade sites for drainage/splashblocks	0.00		Replace electrical fixtures	9,600.00
Statement		<b>Total for project Co002008</b>	<b>0.00</b>		Replace flooring	0.00
					<b>Total for Project Co06-P002-010</b>	<b>240,775.00</b>
	<b>Co002009</b>	Paint unit interiors	0.00	<b>Co06-P002-011</b>	Retrofit for hearing/visual impaired	0.00
		Replace floor covering	0.00		Paint unit interiors	14,500.00
		Fence and gate repair	0.00		Replace floor coverings	4,750.00
		Sidewalk/concrete repair	0.00		Replace door hardware	275.00
		Trim trees/shrubs	0.00		Replace kitchen/bath plumbing fixtures	250.00
		<b>Total for Project Co002009</b>	<b>0.00</b>		Replace bath/shower tile/trim/grout	1,700.00
					Replace kitchen countertops	0.00
					Replace unit door locks	0.00
					Replace window covering	900.00
					Replace corridor floor covering	0.00
					Refurbish windows	0.00
					Replace smoke alarms	0.00
					Paint building exterior	50,000.00
		<b>TOTAL CFP ESTIMATED COST</b>				<b>72,375.00</b>





# Capital Funds Program Five Year Action Plan

## Part II: Supporting Pages--Work Activities

Activities for Year 1	Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
2003						
See	<b>Co06-P002-023</b>	Install irrigation systems	0.00	<b>Agency Wide</b>	Admin Salaries/Benefits	72,800.00
		Replace/install smoke detectors	0.00		Planning & Develop Salaries/Benefits	224,000.00
		Paint unit interiors	0.00		Other Administration	14,000.00
		Replace floor covering	0.00		Engineering	40,000.00
		Repair/replace cabinets, vanities, countertops	0.00		Plan, spec printing, etc.	12,000.00
Annual		Replace roofing	0.00			
		<b>Total for Project Co06-P002-023</b>	<b>0.00</b>		Resident Development Coordinator	27,000.00
					Resident Initiative Coordinator	26,000.00
					Benefits	21,200.00
					Security for Sangre de Cristo Apts.	15,000.00
	<b>Co06-P002-025</b>	Replace/install smoke detectors	0.00		Resident & staff training	15,000.00
Statement		Recondition/resod lawns	2,000.00			
		Install irrigation systems	15,000.00		Vehicle replacement	30,000.00
		Plant trees	400.00		Laser Jet Printers	0.00
		Paint wooden porch columns	0.00		Desks	600.00
		Replace interior doors	4,950.00		Paper handling equipment	0.00
		Paint unit interiors	3,285.00		High speed printer	0.00
		Replace storm doors	5,000.00		Handheld computers for inspectors	0.00
		<b>Total for Project Co06-P002-025</b>	<b>30,635.00</b>		Scanner	0.00
					Computer	0.00
					Plotter	0.00
					Photo copier	0.00
	<b>Co06-P002-027</b>	Replace interior doors	0.00		Replacement of computer equipment	8,000.00
		Paint unit interiors	0.00		Replacement of printers	2,600.00
		Paint unit exteriors	0.00		Replacement of office furniture	1,920.00
		Replace storm doors	5,000.00		Replacement of maintenance equipment	7,510.00
		<b>Total for Project Co06-P002-027</b>	<b>5,000.00</b>			
		<b>TOTAL CFP ESTIMATED COST</b>				

Housing Agency of the City of Pueblo  
*Attachment: co002d01*

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, ***such as changes in the Admission's policy, changes affecting rent or the organization of the Waiting List;***
- Any ***change being submitted*** to HUD that requires a separate notification to residents, such as changes ***in the*** Hope VI, Public Housing Conversion, Demolition/Disposition, Designated Housing or ***Public Housing*** Homeownership programs; and
- Any change in ***policy or operation that is*** inconsistent with the ***applicable*** Consolidated Plan.

**Housing Authority of the City of Pueblo**  
**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: *Guspare Barcia*

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

Elected

Appointed

C. The term of appointment is (include the date term expires): **3 Years - July 1, 2005**

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 1, 2003**

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

1. Robert Shcilling – City Council Member
2. Al Gurule – City Council Member
3. Randy Thurston – City Council Member
4. Ted Lopez – City Council Member
5. Mike Occhiato – Council President
6. Pat Avalos – City Council Member
7. Dr. Bill Solva – City Council Member

**HOUSING AUTHORITY OF THE CITY OF PUEBLO  
RESIDENT ADVISORY BOARD SELECTION**

*Attachment: co002f01*

The following residents have been selected as Resident Advisory Board members to represent the Public Housing and/or Section 8 tenant-based assistance residents.

Resident Name Address Telephone	Public Housing or Section 8 Resident	Selection letter Date	Response Date
Walter Williams 260 Lamar, #204 Pueblo, CO 81004	Public Housing	September 4, 2002	September 18, 2002
Roger Smith 3124 Colfax St Pueblo, CO 81003	Public Housing	September 4, 2002	September 18, 2002
Robert Cranfort 217 E Second St Pueblo, CO 81001	Section 8	September 4, 2002	September 18, 2002
Gasper Barcia 508 W 14 <sup>th</sup> St Pueblo, CO 81003	Public Housing	September 4, 2002	September 18, 2002
Eva Hughes 217 S Grand, #204 Pueblo, CO 81003	Public Housing	September 4, 2002	September 18, 2002

The following criteria was used in selecting the Resident Advisory Board members:

Public meetings were held during the month of July, 2002, asking residents to participate at that time. A survey of residents was conducted. Those responding were sent letters asking them to participate. Prior board members were contacted by telephone asking for their participation. Residents were invited to attend the first meeting of the Resident Advisory Board.

## **Housing Authority of the City of Pueblo**

### **Section 8 Homeownership Program Capacity Statement**

*Attachment: co002g01*

The Housing Authority demonstrates its capacity to administer the Section 8 Homeownership program as the following policies are adopted:

- 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.

*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**

## 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.

### 1. 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:

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

Voluntary political activities are prohibited.

### 2. 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.

### 3. 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:

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

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

### 4. 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.

### 5. Exemptions

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

- adults who are 62 years of age or older;
- persons engaged in work activities as defined under Social Security (full-time or part-time employment);
- participants in a welfare to work program;
- persons receiving assistance from and in compliance with State programs funded under

- 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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*Attachment: co002i01*

**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.**
  29. **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.



## HOUSING AUTHORITY OF THE CITY OF PUEBLO

**Choice of Veterinarian:**

**Veterinarian Name:** \_\_\_\_\_

**Address:** \_\_\_\_\_

—

**Telephone Number:** \_\_\_\_\_ **Number:** \_\_\_\_\_ **Fax**

**Number:** \_\_\_\_\_

### VETERINARIAN STATEMENT

**Resident**

**Name:** \_\_\_\_\_ **Address:** \_\_\_\_\_

—

**Home**

**Work**

**Telephone Number:** \_\_\_\_\_ **Telephone Number:** \_\_\_\_\_

**Pet Name:** \_\_\_\_\_ **Type/Breed** \_\_\_\_\_ **of**

**Pet** \_\_\_\_\_

**Pet**

**Weight** \_\_\_\_\_ **Height** \_\_\_\_\_ **Color** \_\_\_\_\_

(Height is to be measured from middle of back to the floor)

**PROOF OF THE FOLLOWING: (Attach Copies of Certificates)**

**RABIES VACCINATION CERTIFICATE - DATE** \_\_\_\_\_ **TAG #** \_\_\_\_\_

**CERTIFICATE OF NEUTERING/SPAYING - DATE** \_\_\_\_\_

**CITY REGISTRATION PET LICENSE NUMBER** \_\_\_\_\_

\*\*\*\*\*

**COMMENTS:** \_\_\_\_\_

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**Veterinarian Signature**

**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:

<b>Deconcentration Policy for Covered Developments</b>			
<b>Development Name:</b>	<b>Number of Units</b>	<b>Explanation (if any) [see step 4 at §903.2(c) (1)(iv)]</b>	<b>Deconcentration policy (if no explanation) [see step 5 at §903.2(c) (1)(v)]</b>
Sangre De Cristo CO2-01	212	C	
Scattered CO2-04	78	C	
Hyde Park CO2-06	57		<ol style="list-style-type: none"> <li>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;</li> <li>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;</li> <li>3. Establish a preference for admission of working families in developments below the Established Income Range;</li> <li>4. Skip a family on the waiting list to reach another family in an effort to further goals of the PHA's deconcentration policy;</li> </ol>

			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 CO2-08	55	C	
The Vail CO2-011	56		Same as 1-6 above for Hyde Park.
Minnequa Park CO2-014	40		Same as 1-6 above for Hyde Park.
Scattered CO2-015	12	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	

# Housing Authority of the City of Pueblo

## *Attachment: co002k01*

### **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.

*Objective to construct 6 to 10 new units has been changed to submit application by June 2003 and completion time changed to March 2003.*

*Upgrading computers deadline has been rescheduled from April 2003 to April 2004.*

*We will not pursue HOPE VI. We will instead rehabilitate development out of Capital Funds. No demolition will be necessary.*

*Revised the following:*

- *Deconcentration and Income Targeting Policy*
- *Substantial Deviation and Significant Amendment or Modification statement*
- *Section 8 Homeownership Capacity Statement*

*Added Section 8 Project Based Voucher Program statement*

# Housing Authority of the City of Pueblo

Attachment: co002101

## 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**

Housing Authority of the City of Pueblo  
RASS Agency Follow-Up Plan  
*Attachment: co002m01*

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

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;
- 7.
7. 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.
8. **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.

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.

Periodically remind tenants to call the Maintenance Department with maintenance concerns. A reminder will be included with the rent statements each quarter.

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.

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.

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.

9. 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

## **Housing Authority of the City of Pueblo**

### **Section 8 Project Based Voucher Program**

*Attachment: tx011n01*

Agencies utilizing the Section 8 Project Based Voucher Program, including certificate programs that were converted to vouchers or intending to utilize the Section 8 Project Based Voucher Program during the upcoming fiscal year are required to provide the following information.

Please complete the following:

Our agency is currently operating or intends to operate a Section 8 Project Based Voucher Based Program.    Yes  No

If yes:

Projected number of units: **26**

General location(s) (eligible census tracts or areas within eligible census tracts):

#### ***City Limits***

How is this action consistent with the PHA Plans? Include the reasons why project basing instead of tenant basing the same number of units is appropriate.

It is appropriate to project base these units for the following reason:

The Project Based Voucher (PBV) program is consistent with the PHA Plans Objective that addresses to preserve housing inventory.





## CAPITAL FUND PROGRAM TABLES START HERE

Attachment: co002o01

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

PHA Name: <p style="text-align: center;"><b>Housing Authority of the City of Pueblo</b></p>	Grant Type and Number: Capital Fund Program No: Replacement Housing Factor Grant No: <p style="text-align: right;"><b>CO06R00250199</b></p>	Federal FY of Grant: <p style="text-align: center;"><b>1999</b></p>
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Original Annual Statement   
  Reserved for Disasters/Emergencies   
  Revised Annual Statement/Revision Number \_\_\_\_\_  
 Performance and Evaluation Report for Program Year Ending 9/30/02   
  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	8,813.00		1,000.00	0.00
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant (sums of lines 2-20)	<b>\$8,813.00</b>		<b>\$1,000.00</b>	<b>\$0.00</b>
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 FUND PROGRAM TABLES START HERE**

*Attachment: co002p01*

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

PHA Name: <b>Housing Authority of the City of Pueblo</b>	Grant Type and Number: Capital Fund Program No: Replacement Housing Factor Grant No: <b>CO06R00250100</b>	Federal FY of Grant: <b>2000</b>
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Original Annual Statement   
  Reserved for Disasters/Emergencies   
  Revised Annual Statement/Revision Number \_\_\_\_\_  
 Performance and Evaluation Report for Program Year Ending 9/30/02   
  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)	<b>\$7,515.00</b>		<b>\$1,000.00</b>	<b>\$0.00</b>
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 FUND PROGRAM TABLES START HERE**

*Attachment: co002qo1*

<b>Annual Statement /Performance and Evaluation Report</b>		
<b>Capital Fund Program (CFP)</b>		<b>Part I: Summary</b>
PHA Name <b>Housing Authority of the City of Pueblo</b>	Capital Fund Program Number <b>CO06P00250100</b>	Federal Fiscal Year of Grant <b>2000</b>

Original Annual Statement   
  Reserve for Disaster/Emergencies   
  Revised Annual Statement/Revision Number 3  
 Performance and Evaluation Report for Program Year Ending **9/30/2002**   
  Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations	135,882.00	139,483.33	139,483.33	120,285.15
3	1408 Management Improvements	141,880.00	12,007.35	12,007.35	12,007.35
4	1410 Administration	256,300.00	119,642.65	119,642.65	119,642.65
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	13,796.31	13,796.31	13,796.31
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	69,125.00	30,896.26	30,896.26	30,896.26
10	1460 Dwelling Structures	798,420.00	1,225,720.82	1,225,720.82	1,225,720.82
11	1465.1 Dwelling Equipment-Nonexpendable	26,075.00	17,076.00	17,076.00	17,076.00
12	1470 Non-dwelling Structures	26,000.00	0.00	0.00	0.00
13	1475 Non-dwelling Equipment	72,500.00	17,009.28	17,009.28	17,009.28
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	1499 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	<b>Amount of Annual Grant (Sum of lines 2-19)</b>	<b>\$1,576,182.00</b>	<b>\$1,576,182.00</b>	<b>\$1,576,182.00</b>	<b>\$1,556,983.82</b>
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

**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
				Original	Revised	Funds Obligated	Funds Expended	
HA-Wide	Operations	1406		135,882.00	139,483.33	139,483.33	120,285.15	
			Total 1406	135,882.00	139,483.33	139,483.33	120,285.15	
HA-Wide Mgmt. Improvmts	Resident Development Coordinator	1408		26,000.00	0.00	0.00	0.00	
	Resident Initiatives Coordinator	"		25,000.00	5,707.35	5,707.35	5,707.35	
	Benefits for above employees	"		20,400.00	0.00	0.00	0.00	
	Security	"		15,000.00	0.00	0.00	0.00	
	Resident training	"		15,000.00	0.00	0.00	0.00	
	Staff training	"		12,000.00	0.00	0.00	0.00	
	Consulting services	"		28,480.00	6,300.00	6,300.00	6,300.00	
			Total 1408	413,644.00	12,007.35	12,007.35	12,007.35	
HA-Wide Admin	Funding for Staff and other admin. costs @ 10% of the annual grant amount	1410		256,300.00	119,642.65	119,642.65	119,642.65	
HA-Wide Fees and Costs	A & E services @ 7% of the annual grant amount	1430		50,000.00	13,796.31	13,796.31	13,796.31	
HA-Wide	Non dwelling equipment	1475		49,030.00	897.78	897.78	897.78	
"	Vehicle replacement	1475		23,470.00	16,111.50	16,111.50	16,111.50	
<b>Total HA - Wide</b>		<b>Project Total:</b>		<b>928,326.00</b>	<b>301,938.92</b>	<b>301,938.92</b>	<b>282,740.74</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002001 Sangre de Cristo Apts.</b>	<b>Site:</b> Concrete repair/replacement: sidewalks, porch stoops and overhangs.	1450		2,000.00	0.00	0.00	0.00	Work will be completed in 2001 CFP
	Replace existing clothes lines and poles.	1450		1,575.00	0.00	0.00	0.00	
			Total Site:	3,575.00	0.00	0.00	0.00	
	<b>Dwelling Units:</b> Replace all interior hollow core and bi-fold doors	1460		15,000.00	5,014.59	5,014.59	5,014.59	
	Replace vinyl tile in 10% of units			16,500.00	0.00			Work will be completed in 2001 CFP
			Total DUs:	31,500.00	5,014.59	5,014.59	5,014.59	
<b>Community Center</b>	<b>Non Dwelling Structure</b> 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	
			Total ICAs:	26,000.00	0.00	0.00	0.00	
<b>Total,</b>	<b>Sangre de</b>	<b>Project Total:</b>		<b>61,075.00</b>	<b>5,014.59</b>	<b>5,014.59</b>	<b>5,014.59</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002002 Scattered Sites</b>	<b>Site:</b> Tree trimming	1450		0.00	18,584.00	18,584.00	18,584.00	
			Total Site:	0.00	18,584.00	18,584.00	18,584.00	
	<b>Dwelling Structures:</b> Comprehensive modernization moved from CFP Co06P002501-01 by fungibility	1460		10,000.00	903,861.87	903,861.87	903,861.87	
			Total M&E:	10,000.00	903,861.87	903,861.87	903,861.87	
	<b>Dwelling Equipment:</b> Replace 20% of ranges and refrigerators	1465.1		10,575.00	4,860.00	4,860.00	4,860.00	
			Total D.E.:	10,575.00	4,860.00	4,860.00	4,860.00	
	<b>Relocation</b>	<b>1495</b>			550.00	550.00	550.00	
			Total Relocation		550.00	550.00	550.00	
<b>Total,</b>	<b>Scattered</b>	<b>Project Total:</b>		<b>20,575.00</b>	<b>927,855.87</b>	<b>927,855.87</b>	<b>927,855.87</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002003 Mesa Tower</b>	<b>Site:</b>							Work will be completed in 2001 CFP
	Tree trimming/removal			7,200.00	1,889.78	1,889.78	1,889.78	
			Total Site:	7,200.00	1,889.78	1,889.78	1,889.78	
<b>Total,</b>	<b>Mesa Tower</b>		<b>Project Total:</b>	<b>7,200.00</b>	<b>1,889.78</b>	<b>1,889.78</b>	<b>1,889.78</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002004 Scattered Sites Homes</b>	<b>Site:</b>	1460						Comprehensive modernization for project Co002004 scheduled in Cap Fund project Co06P002501-02
	Repair/replace sidewalks			3,000.00	0.00			
	<b>Total Site:</b>			3,000.00	0.00			
	<b>Mechanical and Electrical:</b> Replace toilets, lavatories, tubs/surrounds faucets and fittings.			10,500.00	0.00			
	<b>Total M&amp;E:</b>			10,500.00	0.00			
<b>Co002004 Scattered Sites Homes</b>	<b>Dwelling Units:</b>	1460						
	Replace interior doors/hardware (5 years)			5,000.00	1,705.40	1,705.40	1,705.40	
	Replace carpet in elderly units (5 years)			5,000.00	8,385.54	8,385.54	8,385.54	
<b>Total DUs:</b>			10,000.00	10,090.94	10,090.94	10,090.94		
<b>Co002004 Scattered Sites Homes</b>	<b>Dwelling Equipment:</b>	1465.1						
	Replace ranges and refrigerators (5 years)			5,400.00	0.00			
<b>Total D.E.:</b>				5,400.00	0.00			
<b>Total,</b>	<b>Scattered Sites</b>	<b>Project Total:</b>		<b>28,900.00</b>	<b>10,090.94</b>	<b>10,090.94</b>	<b>10,090.94</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002005 Eastwood Heights</b>	<b>Site:</b> 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 2001 CFP
				9,750.00	0.00			
			Total Site:	16,950.00	0.00			
	<b>Dwelling Units:</b> Replace floor tile (5 years)	1460		22,500.00	9,400.00	9,400.00	9,400.00	Comprehensive modernization to be done by HOPE VI
Total DUs:		22,500.00	9,400.00	9,400.00	9,400.00			
<b>Total,</b>	<b>Eastwood</b>	<b>Project Total:</b>		<b>39,450.00</b>	<b>9,400.00</b>	<b>9,400.00</b>	<b>9,400.00</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002006 Hyde Park  Homes</b>	<b>Site:</b> Repair/replace concrete driveways, sidewalks Provide concrete splashblocks  <b>Dwelling Units:</b> 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	1450		2,000.00 4,000.00	0.00 0.00			Operations
			Total Site:	6,000.00	0.00			
		1460		10,000.00 2,000.00 10,000.00 0.00	7,115.31 0.00 2,152.15 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	10,673.46	10,673.46	10,673.46	
<b>Total,</b>	<b>Hyde Park</b>	<b>Project Total:</b>		<b>28,000.00</b>	<b>10,673.46</b>	<b>10,673.46</b>	<b>10,673.46</b>	

**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	
				Original	Revised	Funds Obligated	Funds Expended		
<b>Co002008 Scattered Sites</b>	<b>Site:</b> Concrete repairs Regrade sites for proper drainage; install splashblocks	1450		4,000.00	0.00	0.00	0.00	Operations	
				2,000.00	0.00	0.00	0.00		
				Total Site:	6,000.00	0.00			
	<b>Dwelling Units:</b> Interior renovations including: light fixtures,	1460			50,000.00	750.00	750.00	750.00	Work will be completed in 2001 CFP
	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	750.00	750.00	750.00		
<b>Total,</b>	<b>Scattered Sites</b>		<b>Project Total:</b>	<b>91,000.00</b>	<b>750.00</b>	<b>750.00</b>	<b>750.00</b>		

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co002009 Handicapped</b>	<b>Site:</b> Install sprinkler timers, replace/install sod	1450		3,900.00	4,089.78	4,089.78	4,089.78	
			Total Site:	3,900.00	4,089.78	4,089.78	4,089.78	
<b>Total,</b>	<b>Handicapped</b>	<b>Project Total:</b>		<b>3,900.00</b>	<b>4,089.78</b>	<b>4,089.78</b>	<b>4,089.78</b>	

**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		
				Original	Revised	Funds Obligated	Funds Expended			
<b>Co06P002010 Scattered Homes</b>	<b>Site:</b> Landscaping and sod replacement Regrade sites for proper drainage	1450		2,000.00	4,360.00	4,360.00	4,360.00			
				3,000.00	0.00					
		Total Site:			5,000.00	4,360.00	4,360.00		4,360.00	
	<b>Mechanical and Electrical:</b> Replace kitchen sinks, lavatories, plumbing	1460			10,000.00	0.00				
					Total M&E:	10,000.00	0.00		0.00	0.00
	<b>Building Exterior:</b> None	1460			0.00	250.00	250.00		250.00	
					Total B.E.:	0.00	250.00		250.00	250.00
	<b>Dwelling Units:</b> Replace interior and bi-fold doors (5 years) Replace flooring (5 years)	1460			3,300.00	0.00				
						10,000.00	0.00			
					Total DUs:	13,300.00	0.00		0.00	0.00
<b>Total,</b>	<b>Scattered</b>	<b>Project Total:</b>		<b>28,300.00</b>	<b>4,610.00</b>	<b>4,610.00</b>	<b>4,610.00</b>	Work will be completed in 2001 CFP		

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002011</b> <b>The Vail Homes</b>	<b>Mechanical and Electrical:</b> After the replacement of the boilers and	1460		400,000.00	276,713.78	276,713.78	276,713.78	Work will be completed in 2001 CFP
			Total M&E:	400,000.00	276,713.78	276,713.78	276,713.78	
<b>Total,</b>	<b>The Vail Homes</b>		<b>Project Total:</b>	<b>400,000.00</b>	<b>276,713.78</b>	<b>276,713.78</b>	<b>276,713.78</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002014 Minnequa Apts. Homes</b>	<b>Mechanical and Electrical:</b> To complete the upgrade of the heating	1460	Total M&E:	100,000.00	0.00			Work will be completed in 2001 CFP
				100,000.00	0.00			
<b>Total,</b>	<b>Minnequa Apts.</b>	<b>Project Total:</b>		<b>100,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002015 Scattered Sites Homes</b>	<b>Site:</b> Recondition lawns and/or resod	1450		1,000.00	0.00	0.00	0.00	
			Total Site:	1,000.00	0.00	0.00	0.00	
	<b>Mechanical and Electrical:</b> Replace bath lavatories and fixtures, toilets,	1460		3,200.00	0.00	0.00	0.00	
			Total M&E:	3,200.00	0.00	0.00	0.00	
<b>Total,</b>	<b>Scattered Sites</b>	<b>Project Total:</b>		<b>4,200.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	Work will be completed in 2001 CFP

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002017 Montezuma Apartments</b>	Dwelling Units: Replace floor tile (5 years)	1460	Total DUs:	3,500.00	0.00			
				3,500.00	0.00			
<b>Total,</b>	<b>Montezuma</b>	<b>Project Total:</b>		<b>3,500.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	Work will be completed in 2001 CFP

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002018 Scattered Sites</b>	<b>Site:</b> Recondition lawns and/or replace sod	1450		2,000.00	975.00	975.00	975.00	Work will be completed in 2001 CFP
	Trim trees and bushes, replace trees			5,000.00	200.00	200.00	200.00	
	<b>Total Site:</b>			7,000.00	1,175.00	1,175.00	1,175.00	
	<b>Mechanical and Electrical:</b> Replace bathroom lavatories, toilets, fittings,	1460		5,000.00	315.78	315.78	315.78	
	<b>Total M&amp;E:</b>			5,000.00	315.78	315.78	315.78	
	<b>Dwelling Units:</b> Interior renovations including: light fixtures, Replace flooring (5 years)	1460		9,400.00	2,788.20	2,788.20	2,788.20	
				3,000.00	0.00			
	<b>Total DUs:</b>		12,400.00	2,788.20	2,788.20	2,788.20		
	<b>Dwelling Equipment:</b> Replace ranges and refrigerators (5 years)	1465.1		3,400.00	4,254.00	4,254.00	4,254.00	
	<b>Total D.E.:</b>			3,400.00	4,254.00	4,254.00	4,254.00	
<b>Total,</b>	<b>Scattered Sites</b>	<b>Project Total:</b>		<b>27,800.00</b>	<b>8,532.98</b>	<b>8,532.98</b>	<b>8,532.98</b>	

**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	
				Original	Revised	Funds Obligated	Funds Expended		
<b>Co06P002020 Scattered Sites</b>	<b>Site:</b> Repair/replace sidewalks & driveways Trim trees & bushes; plant trees	1450		2,500.00	0.00				
				7,000.00	797.70	797.70	797.70		
				Total Site:	9,500.00	797.70	797.70		797.70
	<b>Building Exterior:</b> Stucco, fascia & gutter replacement, trim pair	1460			6,200.00	0.00			
							0.00		0.00
				Total B.E.:	6,200.00	0.00	0.00		0.00
	<b>Dwelling Units:</b> Interior renovations including: light fixtures, Replace flooring (5 years) Replace interior doors (5 years)	1460			23,500.00	0.00			
					13,520.00	0.00			
					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
<b>Dwelling Equipment:</b> Replace ranges and refrigerators (5 years)	1465.1			6,700.00	7,962.00	7,962.00	7,962.00		
						7,962.00	7,962.00		
			Total D.E.:	6,700.00	7,962.00	7,962.00	7,962.00		
<b>Total,</b>	<b>Scattered Sites</b>	<b>Project Total:</b>		<b>64,420.00</b>	<b>12,027.40</b>	<b>12,027.40</b>	<b>12,027.40</b>	Work will be completed in 2001 CFP	

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002022 Scattered Sites</b>	<b>Mechanical and Electrical:</b> Install exterior lights on the rear of the unit	1460	Total M&E:	2,000.00	0.00			
				2,000.00	0.00	0.00	0.00	
	<b>Building Exterior:</b> Painting	1460	Total B.E.:	0.00	2,594.50	2,594.50	2,594.50	
				0.00	2,594.50	2,594.50	2,594.50	
	<b>Dwelling Units:</b> Replace floor covering (5 years) Replace kitchen and bathroom faucets	1460	Total DUs:	5,000.00	0.00			
				1,000.00	0.00			
<b>Total,</b>	<b>Scattered Sites</b>	<b>Project Total:</b>	<b>8,000.00</b>	<b>2,594.50</b>	<b>2,594.50</b>	<b>2,594.50</b>	<b>2,594.50</b>	Work will be completed in 2001 CFP

**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
				Original	Revised	Funds Obligated	Funds Expended	
<b>Co06P002025 Scattered Sites</b>	<b>Mechanical and Electrical:</b> Install exterior lights on the rear of the unit	1460	Total M&E:	3,300.00	0.00	0.00	0.00	Work will be completed in 2001 CFP
				3,300.00	0.00	0.00	0.00	
				<b>Total,</b>	<b>Scattered Sites</b>	<b>Project Total:</b>	<b>3,300.00</b>	

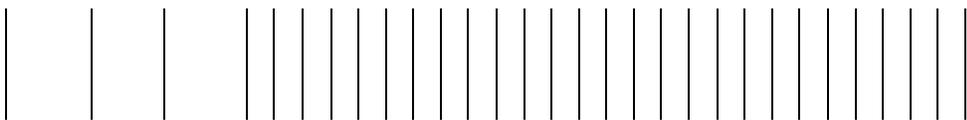
**Annual Statement /Performance and Evaluation Report  
Capital Funds Program (CFP)**

**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
		Original	Revised	Actual	Original	Revised	Actual	
HA-Wide		31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		Time required to fully, efficiently implement all programs
Co002001	Sangre de	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002002	Scattered	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002003	Mesa Tower	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002004	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002005	Eastwood	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002006	Hyde Park	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002008	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co002009	Handicapped	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002010	Scattered	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002011	The Vail	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002014	Minnequa Apts.	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002015	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002017	Montezuma	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002018	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002020	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002022	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		
Co06P002025	Scattered Sites	31-Mar-02	31-Mar-03	30-Sep-02	30-Sep-02	30-Sep-03		







**CAPITAL FUND PROGRAM TABLES START HERE**

*Attachment: co002r01*

<b>Annual Statement /Performance and Evaluation Report</b>		
<b>Capital Funds Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary</b>		
PHA Name: <b>Housing Authority of the City of Pueblo</b>	Grant Type and Number: Capital Fund Program No: Replacement Housing Factor Grant No: <b>CO06R00250101</b>	Federal FY of Grant: <b>2001</b>

Original Annual Statement   
  Reserved for Disasters/Emergencies   
  Revised Annual Statement/Revision Number \_\_\_\_\_  
 Performance and Evaluation Report for Program Year Ending 9/30/02   
  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	7,669.00		1,000.00	0.00
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant (sums of lines 2-20)	<b>\$7,669.00</b>		<b>\$1,000.00</b>	<b>\$0.00</b>
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 FUND PROGRAM TABLES START HERE**

Attachment: co002s01

**Annual Statement /Performance and Evaluation Report  
Capital Fund Program (CFP)**

**Part I: Summary**

HA Name <b>Housing Authority of the City of Pueblo</b>	Capital Fund Grant Number <b>CO06P00250101</b>	FFY of Grant Approval <b>2001</b>
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- Original Annual Statement   
 Reserve for Disaster/Emergencies   
 Revised Annual Statement/Revision Number   3    
 Performance and Evaluation Report for Program Year Ending **9/30/2002**   
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations (may not exceed 10% of 20)	160,799.00	99,937.42	34,877.88	34,877.88
3	1408 Management Improvements	86,700.00	86,700.00	20,346.11	20,346.11
4	1410 Administration	154,968.00	154,968.00	91,748.78	91,748.78
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	25,000.00	25,000.00	12,273.52	12,273.52
8	1440 Site Acquisition 0		0.00	0.00	0.00
9	1450 Site Improvement	212,231.00	151,449.55	33,849.67	33,849.67
10	1460 Dwelling Structures	808,665.00	970,158.03	346,100.21	133,660.44
11	1465.1 Dwelling Equipment-Nonexpendable	10,100.00	10,100.00	0.00	0.00
12	1470 Non-dwelling Structures	0.00	7,150.00	0.00	0.00
13	1475 Non-dwelling Equipment	73,900.00	73,900.00	73,133.34	73,133.34
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	47,000.00	0.00	0.00	0.00
18	1499 Mod Used for Development	28,624.00	28,624.00	0.00	0.00
19	1502 Contingency (may not exceed 8% of 20)	0.00	0.00	0.00	0.00
20	<b>Amount of Annual Grant (Sum of lines 2-19)</b>	<b>\$1,607,987.00</b>	<b>\$1,607,987.00</b>	<b>\$612,329.51</b>	<b>\$399,889.74</b>
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

**Annual Statement /Performance and Evaluation Report  
Capital Fund Program (CFP)**

**Part II: Supporting Pages**

HA Name <b>Housing Authority of the City of Pueblo</b>			Capital Fund Grant Number <b>CO06P00250101</b>				FFY of Grant Approval <b>2001</b>	
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	Funds Obligated	Funds Expended	
HA-Wide Mgmt. Improvmts	Resident Development Coordinator	1408		26,000.00	0.00	0.00	0.00	
"	Resident Initiatives Coordinator	"		25,000.00	5,707.35	5,707.35	5,707.35	
"	Benefits for above employees	"		20,400.00	0.00	0.00	0.00	
"	Security	"		15,000.00	0.00	0.00	0.00	
"	Resident training	"		15,000.00	0.00	0.00	0.00	
"	Staff training	"		12,000.00	0.00	0.00	0.00	
"	Consulting services	"		28,480.00	6,300.00	6,300.00	6,300.00	
			<b>Total 1408</b>	<b>141,880.00</b>	<b>12,007.35</b>	<b>12,007.35</b>	<b>12,007.35</b>	
HA-Wide Admin	Funding for Staff and other admin. costs @ 10% of the annual grant amount	1410		256,300.00	119,642.65	119,642.65	119,642.65	
HA-Wide Fees and Costs	A & E services @ 7% of the annual grant amount	1430		50,000.00	13,796.31	13,796.31	13,796.31	
HA-Wide	Non dwelling equipment	1475		49,030.00	50,430.00	29,679.24	29,679.24	
"	Vehicle replacement	1475		23,470.00	23,470.00	43,454.10	43,454.10	
<b>Total,</b>	<b>HA - Wide</b>		<b>Project Total:</b>	<b>520,680.00</b>	<b>219,346.31</b>	<b>218,579.65</b>	<b>218,579.65</b>	

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HA Name		Housing Authority of the City of Pueblo		Capital Fund Grant Number <b>CO06P00250101</b>				FFY of Grant Approval <b>2001</b>
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	Funds Obligated	Funds Expended	
<b>Co002001 Sangre de Cristo Apts.</b>	<b>Site:</b> Concrete repair/replacement, sidewalks, porch stoops and overhangs	1450		16,900.00	16,900.00	0.00	0.00	
	Fencing	1450		20,000.00	20,000.00			
	Tree trimming				1,908.55	1,908.55	1,908.55	1,908.55
	<b>Total Site:</b>			36,900.00	38,808.55	1,908.55	1,908.55	
	<b>Building Exterior:</b> Splash blocks			2,300.00	2,300.00			
	Foundation repairs (spalling)			4,000.00	4,000.00			
	Brick pointing			10,000.00	10,000.00			
	Paint exterior after pointing	1460		21,000.00	21,000.00			
	<b>Dwelling Units:</b> Standarize plumbing	1460		16,000.00	16,000.00	15,636.52	15,636.32	
	Flooring				3,103.00	3,103.00	3,103.00	
<b>Total DUs:</b>			53,300.00	56,403.00	18,739.52	18,739.32		
<b>Total, Sangre de</b>	<b>Project Total:</b>			<b>90,200.00</b>	<b>95,211.55</b>	<b>20,648.07</b>	<b>20,647.87</b>	

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HA Name <b>Housing Authority of the City of Pueblo</b>				Capital Fund Grant Number <b>CO06P00250101</b>				FFY of Grant Approval <b>2001</b>
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	Funds Obligated	Funds Expended	
<b>Co002002 Scattered Sites</b>	<b>Relocation</b>	<b>1495</b>		0.00	550.00	550.00	550.00	
			Total Relocation	0.00	550.00	550.00	550.00	
<b>Total, Scattered</b>		<b>Project Total:</b>		<b>0.00</b>	<b>550.00</b>	<b>550.00</b>	<b>550.00</b>	

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HA Name		Housing Authority of the City of Pueblo		Capital Fund Grant Number CO06P00250101				FFY of Grant Approval 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	Funds Obligated	Funds Expended	
<b>Co002004 Scattered Site Homes</b>	<b>Site:</b>							
	Fence repair			4,000.00	4,000.00	0.00	0.00	
	Total Site:			4,000.00	4,000.00	0.00	0.00	
	<b>Building Exterior:</b>	1460						
	Repoint brick							
	Exterior painting after brick pointing							
	Splash blocks							
	<b>Dwelling Units:</b>							
	Continuing replacement of closet & interior doors			1,000.00	1,000.00	854.67	854.67	
	Plumbing upgrades				101.15	101.15	101.15	
Flooring replacement				1,065.80	1,065.80	1,065.80		
Total DUs:		1,000.00	2,166.95	2,021.62	2,021.62			
<b>Dwelling Equipment:</b>	1465.1							
Replace ranges and refrigerators (5 year			5,400.00	0.00	0.00	0.00		
Total D.E.:		5,400.00	0.00	0.00	0.00			
<b>Total, Scattered</b>	<b>Project Total:</b>			<b>10,400.00</b>	<b>6,166.95</b>	<b>2,021.62</b>	<b>2,021.62</b>	

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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	Funds Obligated	Funds Expended	
<b>Co002005 Eastwood Heights</b>	<b>Site:</b> Fence repair	1450		3,200.00	3,200.00 0.00			
			Total Site:	3,200.00	3,200.00			
	<b>Building Exterior:</b> Storage sheds	1460		43,000.00	43,000.00			
	Exterior paint			39,000.00	39,000.00			
	<b>Dwelling Units:</b> Furnace replacement				1,550.00	1,550.00	1,550.00	
	Closet doors				3,916.82	5,011.19	5,011.19	
	Replace floor tile (5 years)	1460		22,500.00	22,500.00	7,430.56	7,430.56	
			Total DUs:	104,500.00	109,966.82	13,991.75	13,991.75	
<b>Total, Eastwood</b>		<b>Project Total:</b>		<b>107,700.00</b>	<b>113,166.82</b>	<b>13,991.75</b>	<b>13,991.75</b>	

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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	Funds Obligated	Funds Expended		
<b>Co002006</b> <b>Hyde Park</b>  <b>Homes</b>	<b>Site:</b> Fence repairs Provide concrete splashblocks	1450		2,800.00	2,800.00				
				1,600.00	1,600.00				
				<b>Total Site:</b>	4,400.00	4,400.00			
	<b>Building Exterior:</b> Exterior painting Storage sheds	1460			2,500.00	2,500.00			
	<b>Dwelling Units:</b>  Standarize plumbing Replace all interior doors and hardware (5 years) Replace flooring	1460			0.00	523.17	523.17		523.17
0.00					447.54	1,035.18	1,035.18		
0.00					1,596.00	1,596.00	1,596.00		
			<b>Total DUs:</b>	2,500.00	5,066.71	3,154.35	3,154.35		
<b>Total, Hyde Park</b>		<b>Project Total:</b>		<b>6,900.00</b>	<b>9,466.71</b>	<b>3,154.35</b>	<b>3,154.35</b>		

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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	Funds Obligated	Funds Expended	
<b>Co002008 Scattered Sites</b>	<b>Site:</b> Fence repair	1450		13,000.00	13,000.00	6,974.12	6,974.12	Work will be completed in CFP 2001
			Total Site:	13,000.00	13,000.00	6,974.12	6,974.12	
	<b>Building Exterior:</b> Exterior painting Storage sheds	1460		1,500.00	1,500.00	0.00	0.00	
	<b>Dwelling Units:</b> toilet, sink, tub/surround, lavatories, faucets,			10,000.00	10,000.00	14,157.64	14,157.64	
	<b>Flooring replacement</b>			10,000.00	10,000.00	15,409.60	15,409.60	
	<b>Window replacement</b> Furnace replacement	1460		5,000.00 0.00	5,000.00 2,530.00	0.00 2,530.00	0.00 2,530.00	
			Total DUs:	26,500.00	29,030.00	32,097.24	32,097.24	
<b>Total, Scattered Sites</b>		<b>Project Total:</b>		<b>39,500.00</b>	<b>42,030.00</b>	<b>39,071.36</b>	<b>39,071.36</b>	

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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	Funds Obligated	Funds Expended	
<b>Co002009 Handicapped</b>	<b>Site:</b> Erosion control Splash blocks Fence repair Sprinkler systems	1450		14,000.00	14,000.00			
				280.00	280.00			
				2,000.00	2,000.00	1,750.00	1,750.00	
					2,950.00	4,800.00	4,800.00	
		Total Site:		14,000.00	19,230.00	6,550.00	6,550.00	
	<b>Building Exterior:</b> Storage sheds	1460		4,500.00	4,500.00			
			Total B.E.:	4,500.00	4,500.00			
<b>Total,</b>	<b>Handicapped</b>	<b>Project Total:</b>		<b>18,500.00</b>	<b>23,730.00</b>	<b>6,550.00</b>	<b>6,550.00</b>	

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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	Funds Obligated	Funds Expended	
<b>Co06P002010 Scattered Homes</b>	<b>Site:</b> Splash blocks Fence repair Sprinkler systems	1450	Total Site:	500.00	500.00			
				5,000.00	5,000.00			
					4,810.00	4,810.00	4,810.00	
		5,500.00	10,310.00	4,810.00	4,810.00			
	<b>Building Exterior:</b> Brick pointing	1460		1,000.00	1,000.00			
<b>Dwelling Units:</b> Replace interior and bi-fold doors (5 yrs) Replace flooring (5 years)	1460		3,300.00	3,300.00	2,242.05	2,242.05		
			10,000.00	10,000.00	9,286.52	9,286.52		
		Total DUs:	14,300.00	14,300.00	11,528.57	11,528.57		
<b>Total, Scattered</b>		<b>Project Total:</b>	<b>19,800.00</b>	<b>24,610.00</b>	<b>16,338.57</b>	<b>16,338.57</b>	Work will be completed in CFP 2001	

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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	Funds Obligated	Funds Expended	
Co06P002011 The Vail Homes	<b>Mechanical and Electrical:</b> After the replacement of the boilers and	1460	Total M&E:	400,000.00	383,334.67	2,052.21	2,052.21	Work will be completed in CFP 2001
				400,000.00	383,334.67	2,052.21	2,052.21	
<b>Total,</b>	<b>The Vail Homes</b>	<b>Project Total:</b>		<b>400,000.00</b>	<b>383,334.67</b>	<b>2,052.21</b>	<b>2,052.21</b>	

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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	Funds Obligated	Funds Expended	
Co06P002014 Minnequa Apts. Homes	<b>Mechanical and Electrical:</b> To complete the upgrade of the heating	1460	Total M&E:	100,000.00	269,927.00	215,007.57	2,568.00	Work will be completed in CFP 2001
				100,000.00	269,927.00	215,007.57	2,568.00	
	1470	Total ICAs:	0.00	7,150.00	7,150.00	7,150.00		
			0.00	7,150.00	7,150.00	7,150.00		
<b>Total, Minnequa Apts. Homes</b>		<b>Project Total:</b>	<b>100,000.00</b>	<b>277,077.00</b>	<b>222,157.57</b>	<b>9,718.00</b>		

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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	Funds Obligated	Funds Expended	
<b>Co06P002015 Scattered Sites Homes</b>	<b>Site:</b> Fence repair Splash blocks	1450	Total Site:	2,500.00	2,500.00	2,233.00	2,233.00	
				336.00	336.00			
				2,836.00	2,836.00	2,233.00	2,233.00	
	<b>Building Exterior:</b> Storage sheds Exterior painting	1460		1,900.00	1,900.00	0.00	0.00	
	<b>Dwelling Units</b> Continuing replacement interior doors Standarize plumbing Flooring replacement	1460	Total DUs:	5,000.00	5,000.00	3,604.92	3,604.92	
				5,000.00	5,000.00	3,340.00	3,340.00	
			0.00	3,340.00	3,340.00	3,340.00		
<b>Total, Scattered Sites</b>		<b>Project Total:</b>		<b>14,736.00</b>	<b>18,076.00</b>	<b>9,177.92</b>	<b>9,177.92</b>	Work will be completed in CFP 2001

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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	Funds Obligated	Funds Expended	
<b>Co06P002017 Montezuma Apartments</b>	<b>Site:</b> Erosion control/concrete replacement	1450		22,000.00	22,000.00	0.00	0.00	
			Total Site:	22,000.00	22,000.00	0.00	0.00	
	<b>Dwelling Units:</b> Closet doors	1460		0.00	1,402.88	3,792.63	3,792.63	
			Total DUs:	0.00	1,402.88	3,792.63	3,792.63	
<b>Total, Montezuma</b>		<b>Project Total:</b>		<b>22,000.00</b>	<b>23,402.88</b>	<b>3,792.63</b>	<b>3,792.63</b>	Work will be completed in CFP 2001

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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	Funds Obligated	Funds Expended	
<b>Co06P002018</b> <b>Scattered Sites</b>	<b>Site:</b> Fence repair Splash blocks	1450		10,000.00	10,000.00	0.00	0.00	Work will be completed in CFP 2001
				165.00	165.00	0.00	0.00	
	<b>Total Site:</b>			10,165.00	10,165.00	0.00	0.00	
	<b>Dwelling Units:</b> Interior renovations including: light Replace flooring (5 years)	1460		9,400.00	9,400.00	2,173.48	2,173.48	
				3,000.00	3,000.00	4,095.50	4,095.50	
	<b>Total DUs:</b>			12,400.00	12,400.00	6,268.98	6,268.98	
<b>Dwelling Equipment:</b> Replace ranges and refrigerators (5 year	1465.1		3,400.00	3,400.00	0.00	0.00		
			3,400.00	3,400.00	0.00	0.00		
<b>Total D.E.:</b>			3,400.00	3,400.00	0.00	0.00		
<b>Total, Scattered Sites</b>		<b>Project Total:</b>		<b>25,965.00</b>	<b>25,965.00</b>	<b>6,268.98</b>	<b>6,268.98</b>	

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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	Funds Obligated	Funds Expended	
<b>Co06P002020</b> <b>Scattered Sites</b>	<b>Site:</b> Fence repair Splash blocks	1450		14,000.00	14,000.00	11,374.00	11,374.00	
				7,000.00	7,000.00	0.00	0.00	
			Total Site:	21,000.00	21,000.00	11,374.00	11,374.00	
	<b>Building Exterior:</b> Exterior painting Storage sheds	1460		15,000.00	15,000.00	0.00	0.00	
			Total B.E.:	15,000.00	15,000.00	0.00	0.00	
	<b>Dwelling Units:</b> Interior renovations including: light Replace flooring (5 years) Replace interior doors (5 years)	1460		23,500.00	23,500.00	9,546.45	9,546.45	
				13,520.00	13,520.00	15,625.40	15,625.40	
				5,000.00	5,000.00	3,695.00	3,695.00	
			Total DUs:	42,020.00	42,020.00	28,866.85	28,866.85	
	<b>Dwelling Equipment:</b> Replace ranges and refrigerators (5 year	1465.1		6,700.00	6,700.00	0.00	0.00	
Total D.E.:			6,700.00	6,700.00	0.00	0.00		
<b>Total, Scattered Sites</b>	<b>Project Total:</b>		<b>84,720.00</b>	<b>84,720.00</b>	<b>40,240.85</b>	<b>40,240.85</b>	Work will be completed in CFP 2001	

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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	Funds Obligated	Funds Expended	
<b>Co06P002022 Scattered Sites</b>	<b>Site:</b> Fence repair	1450		1,000.00	1,000.00			Work will be completed in CFP 2001
			Total Site:	1,000.00	1,000.00			
	<b>Building Exterior:</b> Replace roof Painting	1460		3,600.00	3,600.00	1,634.00 0.00	1,634.00 0.00	
	<b>Dwelling Units:</b>	1460						
			Total DUs:	3,600.00	3,600.00	1,634.00	1,634.00	
<b>Total, Scattered Sites</b>		<b>Project Total:</b>		<b>4,600.00</b>	<b>4,600.00</b>	<b>1,634.00</b>	<b>1,634.00</b>	

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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	Funds Obligated	Funds Expended	
<b>Co06P002025 Scattered Sites</b>	<b>Site:</b> Fence repair Splash blocks	1450	Total Site:	1,000.00	1,000.00	0.00	0.00	Work will be completed in CFP 2001
				500.00	500.00	0.00	0.00	
	<b>Mechanical and Electrical:</b> Install exterior lights on the rear of the ur	1460	Total DUs:	3,300.00	3,300.00	0.00	0.00	
				3,300.00	3,300.00	0.00	0.00	
<b>Total, Scattered Sites</b>	<b>Project Total:</b>			<b>4,800.00</b>	<b>4,800.00</b>	<b>0.00</b>	<b>0.00</b>	

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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	Funds Obligated	Funds Expended	
<b>Co06P002027 Scattered Sites</b>	<b>Mechanical and Electrical:</b>	1460				10.90	10.90	Work will be completed in CFP2001
	<b>Building Exterior:</b>							
	Exterior painting	1460		2,500.00	2,500.00	0.00	0.00	
	<b>Dwelling Units:</b>							
	None	1460		0.00	0.00	0.00	0.00	
			Total DUs:	2,500.00	2,500.00	10.90	10.90	
<b>Total</b>	<b>Scattered Sites</b>		<b>Project Total:</b>	<b>2,500.00</b>	<b>2,500.00</b>	<b>10.90</b>	<b>10.90</b>	

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**Part II: Supporting Pages**

HA Name		Housing Authority of the City of Pueblo			Capital Fund Grant Number <b>CO06P00250101</b>		FFY of Grant Approval <b>2001</b>	
Development Number/ Name HA-Wide Activities <b>New Project Vinita</b>	General Description of Major Work Categories <b>Dwelling Units: New Construction</b>	Development Account Number  1460	Quantity  Total DUs:	Total Estimated Cost		Total Actual Cost		Status of Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
				28,624.00	28,624.00	0.00	0.00	
				28,624.00	28,624.00	0.00	0.00	
<b>Total,</b>	<b>New Project, Vinita</b>		<b>Project Total:</b>	<b>28,624.00</b>	<b>28,624.00</b>	<b>0.00</b>	<b>0.00</b>	

**Annual Statement /Performance and Evaluation Report  
Capital Funds Program (CFP)**

**Part III: Implementation Schedule**

HA Name		Capital Fund Grant Number						FFY of Grant Approval
Housing Authority of the City of Pueblo		CO06P00250101						2001
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	
All	HA-Wide	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03	Time required to fully, efficiently implement the program	
Co002001	Sangre de Cristo Apts.	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co002002	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co002004	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co002005	Eastwood Heights	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co002006	Hyde Park Homes	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co002008	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co002009	Handicapped	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002010	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002011	The Vail	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002014	Minneagua Apts.	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002015	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002017	Montezuma	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002018	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002020	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002022	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002025	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		
Co06P002027	Scattered Sites	31-Mar-02	31-Mar-03		30-Sep-02	30-Sep-03		





**CAPITAL FUND PROGRAM TABLES START HERE**

Attachment: co002t01

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

PHA Name: <b>Housing Authority of the City of Pueblo</b>	Grant Type and Number: Capital Fund Program No: Replacement Housing Factor Grant No: <b>CO06R00250102</b>	Federal FY of Grant: <b>2002</b>
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Original Annual Statement   
  Reserved for Disasters/Emergencies   
  Revised Annual Statement/Revision Number \_\_\_\_\_  
 Performance and Evaluation Report for Program Year Ending 9/30/02   
  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	7,288.00		1,000.00	0.00
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant (sums of lines 2-20)	<b>\$7,288.00</b>		<b>\$1,000.00</b>	<b>\$0.00</b>
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 FUND PROGRAM TABLES START HERE**

Attachment: co002u01

**Annual Statement /Performance and Evaluation Report**

**Capital Funds Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name: <b>Housing Authority of the City of Pueblo</b>	Grant Type and Number: Capital Fund Program No: <b>Co06-P002-501-02</b> Replacement Housing Factor Grant No:	Federal FY of Grant: <b>2002</b>
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- Original Annual Statement   
  Reserved for Disasters/Emergencies   
  Revised Annual Statement/Revision Number \_\_\_\_\_  
 Performance and Evaluation Report for Program Year Ending **9/30/02**   
  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	26,377.00	0.00	0.00
3	1408 Management Improvements	52,400.00	52,400.00	0.00	0.00
4	1410 Administration	265,680.00	265,680.00	18,445.56	18,445.56
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	25,000.00	25,000.00	898.23	898.23
8	1440 Site Acquisition				
9	1450 Site Improvement	80,577.00	50,930.00	0.00	0.00
10	1460 Dwelling Structures	1,014,636.00	1,028,887.00	717,118.55	171,556.55
11	1465.1 Dwelling Equipment-Nonexpendable	10,125.00	10,125.00	0.00	0.00
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	65,600.00	65,600.00	213.84	213.84
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)	<b>\$1,524,999.00</b>	<b>\$1,524,999.00</b>	<b>\$736,676.18</b>	<b>\$191,114.18</b>
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				

**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** Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:					Federal FY of Grant: <b>2002</b>	
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		0.00	0.00	0.00	0.00	FSS Grant
	Resident Initiatives Coordinator,							
	responsible for resident training,							
	recruitment, Resident Councils and							
	other resident programs.	1408		26,000.00	26,000.00	0.00	0.00	
	Benefits, 40%	1408		10,400.00	10,400.00	0.00	0.00	
	To maintain a good living environment at							
	Sangre de Cristo Apartments off duty							
	law enforcement officers are employed to							
	provide security.	1408		0.00	0.00			Operating/PILOT
	Cad Training	1408		1,000.00	1,000.00	0.00	0.00	
	Resident training program	1408		0.00	0.00			Program inactive
	Employee training program	1408		15,000.00	15,000.00	0.00	0.00	
	<b>Management Improvement TOTAL - 2002</b>			<b>52,400.00</b>	<b>52,400.00</b>	<b>0.00</b>	<b>0.00</b>	

**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name:		Grant Type and Number:					Federal FY of Grant:	
		Capital Fund Program No: Co06-P002-501-02					<b>2002</b>	
		Replacement Housing Factor Grant No:						
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	15,000.00	0.00	0.00	
	Scanner to transfer printed data to							
	computer storage to include writeable CD's	1475		0.00	0.00			Using CD writer
	Pentium computer w/ROM and upgraded							
	Autocad and Landcad programs	1475		0.00	0.00			Completed in 2001
	Systematic replacement of aging							
	computer hardware and printers	1475		25,600.00	25,600.00	0.00	0.00	
	Systematic replacement of office furniture							
	and equipment	1475		0.00	0.00			Operations
	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				213.84	213.84	
	Systematic replacement of vehicles	1475		25,000.00	25,000.00	0.00	0.00	
	<b>Equipment</b>			<b>65,600.00</b>	<b>65,600.00</b>	<b>213.84</b>	<b>213.84</b>	
	<b>Total 2002</b>							



**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name:		Grant Type and Number:					Federal FY of Grant:	
		Capital Fund Program No: Co06-P002-501-02					<b>2002</b>	
		Replacement Housing Factor Grant No:						
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	
CO002001	Replace existing clotheslines	1450		0.00	0.00			Move to 2003 Cap Fund
	Replace all interior doors (over 5 yrs)	1460		5,000.00	5,000.00			
	Replace exterior door locks w/Primus	1460		0.00	0.00			Move to 2003 Cap Fund
	Repair concrete stoops & overhangs	1460		0.00	0.00			Move to 2003 Cap Fund
	<b>Co002001 TOTAL 2002</b>			<b>\$5,000.00</b>	<b>\$5,000.00</b>			
CO002002	Landscaping	1450		0.00	1.00			Operating Reserve
	<b>Co002002 TOTAL - 2002</b>			<b>0.00</b>	<b>1.00</b>			



**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:						Federal FY of Grant: <b>2002</b>	
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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2002</b>		
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		4,000.00	4,000.00			
	Upgrade site lighting at elderly units	1450		0.00	0.00			
	Repair/replace sidewalks & steps	1450		0.00	0.00			
	Replace floor tile	1460		14,500.00	14,500.00			
	Replace interior doors/hardware	1460		11,431.00	11,431.00			
	<b>Co002005 TOTAL - 2002</b>			<b>29,931.00</b>	<b>29,931.00</b>			
Co002006	Repair concrete at selected units	1450		1,405.00	1,405.00			
	Install handrails in 2 story units	1460		0.00	0.00			
	Replace interior doors and hardware	1460		5,000.00	5,000.00			
	Install floor tile (10% of units)	1460		2,908.00	2,908.00			
	Weatherstrip exterior doors	1460		2,625.00	2,625.00			
	<b>Co002006 TOTAL - 2002</b>			<b>11,938.00</b>	<b>11,938.00</b>			

**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2002</b>		
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		1,000.00	1,000.00			
	General Renovation	1460		4,500.00	4,500.00			
	Flooring replacement	1460		10,000.00	10,000.00			
	Replace interior doors & hardware	1460		3,000.00	3,000.00			
	Replace kitchen cabinets & countertops	1460		5,000.00	5,000.00			
	<b>Co002008 TOTAL - 2002</b>			<b>23,500.00</b>	<b>23,500.00</b>			
Co002009	Upgrade irrigation systems	1450		1,500.00	1,500.00			
	Landscaping	1450		3,000.00	3,000.00			
	Concrete repair/replacement	1450		1,000.00	1,000.00			
	<b>Co002009 TOTAL - 2002</b>			<b>5,500.00</b>	<b>5,500.00</b>			

**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2002</b>		
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	3,300.00			
	Fence repair/replacement	1450		3,650.00	3,650.00			
	Landscaping and sod replacement	1450		5,525.00	5,525.00			
	Site lighting	1450		0.00	0.00			
	Regrade sites for proper drainage	1450		3,000.00	3,000.00			
	<b>Co06P002010 TOTAL - 2002</b>			<b>15,475.00</b>	<b>15,475.00</b>			
Co06P002011	Retrofit units for hearing/vision impaired	1460		1,000.00	1,000.00			
	Repaint unit interiors	1460		14,500.00	14,500.00			
	Flooring replacement	1460		5,000.00	5,000.00			
	Replace window coverings	1460		36,000.00	36,000.00			
	Repair window sashes	1460		25,000.00	25,000.00			
	<b>Co06P002011 TOTAL - 2002</b>			<b>81,500.00</b>	<b>81,500.00</b>			

**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2002</b>		
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	18,600.00			
	Replace flooring	1460		7,150.00	7,150.00			
	Replace window coverings	1460		18,000.00	18,000.00			
	Paint stairwells	1460		0.00	0.00			
	<b>Co06P002014 TOTAL - 2002</b>			<b>43,750.00</b>	<b>43,750.00</b>			
Co06P002015	Replace bath lavatories and faucets	1460		3,205.00	3,205.00			
	Replace interior light fixtures	1460		0.00	0.00			
	General Renovations	1460		7,320.00	7,320.00			
	Flooring replacement	1460		5,000.00	5,000.00			
	Install sewer cleanouts	1460		4,320.00	4,320.00			
	<b>Co06P002014 TOTAL - 2002</b>			<b>19,845.00</b>	<b>19,845.00</b>			

**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2002</b>		
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	5,000.00			
	Replace kitchen cabinets and vanities (	1460		3,000.00	3,000.00			
	Paint unit interiors	1460		0.00	0.00			
	Replace interior light fixtures (20%)	1460		1,400.00	1,400.00			
	<b>Co06P002017 TOTAL - 2002</b>			<b>9,400.00</b>	<b>9,400.00</b>			
Co06P002018	Replace bathroom fixtures, medicine cabinets, repair/replace tile	1460		2,500.00	2,500.00			
	Replace all interior doors/hardware	1460		7,913.00	7,913.00			
	Trim/replace trees, other landscaping	1450		5,000.00	5,000.00			
	Replace refrigerators/ranges	1465		3,375.00	3,375.00			
	<b>Co06P002018 TOTAL - 2002</b>			<b>18,788.00</b>	<b>18,788.00</b>			



**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**

Performance & Evaluation Report for Program Year Ended Sept. 30, 2002

PHA Name: <b>Housing Authority of the City of Pueblo</b>		Grant Type and Number: Capital Fund Program No: Co06-P002-501-02 Replacement Housing Factor Grant No:				Federal FY of Grant: <b>2002</b>		
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	1,800.00			
	Replace entry doors	1460		1,800.00	1,800.00			
	Replace interior doors	1460		1,000.00	1,000.00			
	Replace flooring	1460		5,000.00	5,000.00			
	Exterior painting	1460		2,000.00	2,000.00			
	<b>Co06P002022 TOTAL - 2002</b>			<b>11,600.00</b>	<b>11,600.00</b>			
Co06P002023	No work planned for this year							
Co06P002025	Exterior painting	1460		2,500.00	2,501.00			
	<b>Co06P002025 TOTAL - 2002</b>			<b>2,500.00</b>	<b>2,501.00</b>			
Co06P002027	Replace 10% interior doors	1460		1,200.00	1,200.00			
	Exterior painting	1460		4,400.00	4,400.00			
	<b>Co06P002027 TOTAL - 2002</b>			<b>5,600.00</b>	<b>5,600.00</b>			

**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: <b>Housing Authority of the City of Pueblo</b>			Grant Type and Number: Capital Fund Program No: <b>Co06-P002-501-02</b> Replacement Housing Factor Grant No:				Federal FY of Grant: 2002				
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					
<b>Agency Wide</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co002001</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co002002</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co002003</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co002004</b>	6/30/2002	6/30/2004		6/30/2003	6/30/2005						
<b>Co002005</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co002006</b>	6/30/2002	6/30/2004			6/30/2005						
<b>Co002008</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co002009</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002010</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002011</b>	6/30/2002	6/30/2004		6/30/2002	6/30/2005						
<b>Co06P002014</b>	6/30/2002	6/30/2004		6/30/2002	6/30/2005						
<b>Co06P002015</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002017</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002018</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002020</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002022</b>	9/30/2003	6/30/2004		9/30/2003	6/30/2005						
<b>Co06P002025</b>	6/30/2002	6/30/2002		6/30/2002	6/30/2005						
<b>Co06P002027</b>	6/30/2002	6/30/2002		6/30/2002	6/30/2005						

## **Housing Authority of the City of Pueblo**

### **Summary of Resident Advisory Board Comments and Responses**

***Attachment: co002w01***

#### **September 18, 2002**

**Resident Comments:** A tenant from Mesa Towers, a senior housing facility, mentioned that one of the new lights is missing. He also stated that the staff of the Housing Authority has been responsive to the needs of the tenants.

**PHA Response:** The light had been damaged by vandals and was replaced by the maintenance department in late September. The vandalism has not reoccurred.

**Resident Comments:** A tenant from the scattered sites asked if staff should consider asking private citizens for input about out rental units and if we could have the RAB meetings at different locations.

**PHA Response:** Mr. Frank Pacheco, Assistant Executive Director, expressed that due to the privacy act it might not be a good idea to publicize to the public where our tenants live and a mailing of such a magnitude would be cost prohibitive. We do post a notice in the paper annually inviting the public to attend a public hearing to voice their concerns and to ask questions. Staff expressed that meetings are already scheduled at different locations for the convenience of the tenants and staff will continue to schedule meetings at various locations. The resident was satisfied with the answers.

#### **September 30, 2002.**

No comments were voiced at this meeting.

#### **October 8, 2002**

**Resident Comments:** A resident from the Vail Hotel stated that plumbing problems related to the laundry room is a concern. She explained that when a stoppage occurs the overflow sometimes goes into nearby apartments. She asked if

there was a way to drain the washers directly into a separate water line. Ms. Hughes added that maintenance has been using a snake to clean out the drains and this seems to be working.

**PHA Response:** Mr. Higbee, Director of Operations, explained that it would be expensive to do because of the age of the building but that maintenance would do a better job with the plumbing issue. Since the problem seems to be improving, she was in agreement with the response.

**Resident Comments:** A resident from the Mesa Tower Apartments inquired if an emergency pull chord could be installed in the laundry room as a precaution in case of an emergency.

**PHA Response:** Staff is concerned about the feasibility of installing a pull chord in the laundry room because of the age of the building and the potential high cost. The tenant was told that his request would be researched, perhaps with an engineer, and a response would be provided to him at a later date. He was agreeable to that idea.

**Resident Comments:** A Section 8 resident asked if the housing authority could ask private landlords to furnish washers and dryers.

**PHA Response:** Mr. Pacheco informed Mr. Cranford that we could certainly ask a landlord to furnish these items but we could not force them to do so. Landlords are only required to provide stoves and refrigerators. He was satisfied with the response.

**November 22, 2002**

No comments were voiced at this meeting.

**December 5, 2002 (Public Hearing)**

**Resident Comments:** All present were in favor of the PHA Annual Plan and the Five Year Plan.