

PHAPlans

TheHousingAuthorityoftheCityofAtlanta,Georgia(“AHA”)
AgencyPlans

AmendedandRestatedFive -YearPlanforFederalFiscalYears
2000-2004

AnnualPlanforFederalFiscalYear2003

AHAserves therighttomakeamendmentstoanyandall datacontainedwithinthecontextofthisPlan
and/oranyPlanattachments

**NOTE:THISPHAPLANSTEMPLATE(HUD50075)ISTOBECOMPLETEDIN
ACCORDANCEWITHINSTRUCTIONSLOCATEDINAPPLICABLEPIHNOTICES**

PHA Plan Agency Identification

PHAName: The Housing Authority of the City of Atlanta, Georgia
("AHA")

PHANumber: GA006

PHAFiscalYearBeginning:(mm/yyyy) 07/2003

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 AHA (Office of Planning)
- 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 AHA (Office of Planning)
- 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 AHA (Office of Planning)
- PHA development management offices
- Other (list below)

**AMENDED AND RESTATED FIVE-YEAR PLAN
FEDERAL FISCAL YEARS 2000 -2004**

[24 C.F.R. 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)

To provide quality affordable housing for a betterment of our community.

B.Goals

AHA has developed the following goals for the agency:

AHA's Goals and Objectives:

Goal No.1: Become a superior provider of quality affordable housing and property and asset management services.

Key objective supporting Goal No.1

1. Consistently deliver quality customer service through all affordable housing and asset management initiatives.
2. Build, maintain, and enhance AHA's external and internal capacity to manage its portfolio, including the continuing effort to improve AHA's asset management function.
3. Reengineer the organizational infrastructure of AHA.
4. Maintain efficient and effective business systems.
5. Implement and improve AHA's systems to ensure optimal regulatory compliance.
6. Continuously assess and improve AHA's real estate portfolio.
7. Attract, retain, and promote qualified personnel with the skills, vision, and energy to accomplish AHA's goals.
8. Deliver a consistently high level of internal and external quality customer service.
9. Actively and positively reposition the image of AHA and create marketing approaches that make the name AHA synonymous with excellence.
10. Consolidate AHA's central divisions and departments in a single location.

11. Expand housing opportunities for Housing Choice (formerly known as “Section 8”) Program participants through strategic marketing programs targeting landlords in low poverty areas.
12. Develop and implement a home ownership program.
13. Establish AHA as an active, viable and contributing corporate leader in the City of Atlanta, Georgia .
14. Implement initiatives and approaches to deliver programs and services across traditional divisional or program lines and to develop the systematic integration of program delivery.

Goal No.2: Develop AHA into an economically viable and self -sustaining entity.

Key objectives supporting Goal No.2

1. Establish an agency -wider resource development strategy that assesses, identifies, and seeks funding, grants, demonstration projects and investment monies from the public, private and non -profit sectors.
2. Design and develop a financial model for AHA which will move AHA toward becoming a financially sustainable enterprise.
3. Increase current AHA income by maximizing: (i) tenant rental income; (ii) commercial lease income; (iii) entrepreneurial income; and (iv) administrative fees earned.
4. Achieve and maintain high utilization of Housing Choice (formerly known as “Section 8”) allocation.
5. Acquire and develop residential and commercial real estate as part of a broader diversification strategy and in furtherance of AHA’s overall mission.

Goal No.3: Expand, improve, and diversify AHA’s portfolio and AHA’s influence in the affordable housing market while becoming a catalyst for community revitalization.

Key objectives supporting Goal No.3

1. Continue the positive repositioning of AHA properties.
2. Establish an appropriate model that reflects the desired composition of AHA’s portfolio.
3. Expand opportunities to effectuate long term, sustainable community revitalization.
4. Identify, apply, and seek a variety of private and public funding, grants, and investment sources
5. Continuously improve the impact of the community revitalization program to include relocation, community and support services, and economic impact.
6. Develop and implement a portfolio and services diversification strategy.
7. Improve the housing options and services available for seniors, including designation of housing for seniors.

8. Develop a model for the delivery of affordable assisted living.
9. Improve the housing portfolio and services available for disabled and handicapped residents.
10. Develop strategies for third party providers to provide affordable housing and services opportunities for disabled families.
11. Upgrade the quality of units in the Housing Choice (formerly known as "Section 8") Program by recruiting landlords and residents with high quality affordable housing in all areas of the City.
12. Implement a comprehensive training and education program for current and potential landlords.
13. Develop and implement a Project -Based Section 8 program that will offer expanded housing opportunities to qualified low -income, very low -income, and extremely low -income families.
14. Investigate alternative financial strategies to expand AHA's ability to develop or spur additional production of affordable housing.

Goal No. 4: Promote and support resident economic self -sufficiency and upward mobility out of affordable housing.

Key objectives supporting Goal No. 4

1. Continue and improve authority -wide welfare to work programs.
2. Require residents that are not elderly, disabled, working, or in school fulltime, to participate in approved welfare to work programs or AHA's Employment Training Program.
3. Identify additional funding sources for resident training and economic self -sufficiency programs.
4. Develop and implement more extensive briefings and new counseling strategies for extremely low -income families admitted to the Housing Choice (formerly known as "Section 8") Program on the art of leasing and maintaining their housing.
5. Maximize effectiveness of Housing Choice (formerly known as "Section 8") Family Self -Sufficiency program.
6. Work with program participants to increase family income to such a level that families "graduate" from housing assistance programs toward home ownership.
7. In mixed -income, mixed -finance communities, serve families within a broader range of income s in affordable housing assisted units with a goal of having 50% of the affordable housing assisted families with incomes of less than 30% of the metropolitan area median income and 50% of the affordable housing assisted families with incomes greater than 30% of the metropolitan area median income .
8. Position the provision of community and support services to AHA residents in a way that leverages resources, helps families build wealth, and connects families to the broader, mainstreamed Atlanta community.

AnnualPHAPlan
FederalFiscalYear2003
[24 C.F.R.Part903.7]

i. AnnualPlanType:

SelectwhichtypeofAnnualPlanthePHAwillsubmit.

StandardPlan

StreamlinedPlan:

- HighPerformingPHA**
- SmallAgency(<250AffordablehousingUnits)**
- AdministeringSection8Only**

TroubledAgencyPlan

ii. ExecutiveSummaryoftheAnnualPlan

TheAnnualPlanforFederalFiscalYear2003(the“Plan”) hasbeen prepared byThe HousingAuthorityoftheCityofAtlanta,Georgia(“AHA”), inaccordancewith the provisionsofthe *QualityHousingandWorkResponsibilityActof1998* (“QHWRA”)and theregulationsandguidancepromulgatedbytheUnitedStatesDepartmentofHousing andUrbanDevelopment(“HUD”).TheAnnualPlan identifiesmanyofthe strategies, objectivesandactivities thatAHAwillpursueduringthePlanyear toachievethgoals articulatedbyAHAandincludedinAHA’s Amendedand RestatedFiveYearPlanfor FederalFiscalYears2000 -2004(the“RestatedFiveYearPlan”).ThePlanalsoincludesa descriptionofthepoliciesadoptedbyAHAthatsupportthese goalsandtherequirements ofQHWRA.

InthisnewPlanyear,AHAwillfocusonstreamliningcosts,providing excellentasset managementservices,researchingadditionalfundingopportunities,improvingthe educationalopportunitiesavailableforallresidents ,andencouragingresidentstobecome economicallyindependent .These focusareaswillbewovenintothe policies, services, andactivities describedinthisFFY2003AnnualPlan.

A. MovingtoWorkFocus

Thestrategies,objectivesandactivities thatAHAwillundertakeduringthis fourth Plan yearsupportAHA’s mission“toprovidequalityaffordable housingforthebettermentof ourcommunity”and further thefoundationforAHA’sfuture directionasaMoving to Work(“MTW”)Authority.ThePlanrecognizesAHA’s commitmentto createand sustainvariedandmeaningfulhousingchoicesbothfornew applicantsandexisting clients throughavarietyofaffordablehousingdemonstrationprogramsandinitiatives.

The Plan also demonstrates AHA's continued commitment to quality asset management, as a catalyst for community and neighborhood revitalization. AHA continues to demonstrate this commitment through promoting proactive, economic and sustainable strategies for the betterment of the City of Atlanta, AHA, and the families served by AHA.

During the next fiscal year, AHA plans to implement activities, programs, and policies under the United States Department of Housing and Urban Development's Moving to Work ("MTW") Demonstration Program. The Moving to Work demonstration program is intended to provide "unprecedented autonomy and flexibility to a select group of high performing public housing authorities (PHAs) in order to assess the potential impacts of Federal deregulation on resident households, housing developments and local housing programs." As a "Moving to Work" agency, AHA is proposing its Moving to Work Agreement and Moving to Work Plan, a corporate, private sector, market-oriented model to provide excellent affordable housing in the local Atlanta community. AHA contemplates that the elements of its MTW Annual Plan will focus on: (1) customer service; (2) cost effectiveness and cost efficiency; (3) leveraging resources and public/private partnerships; (4) excellence and quality; and (5) economic independence for the families served through the programs, with a principal goal of wealth building through homeownership. AHA contemplates accomplishing the following broad strategies under each of these elements:

1. Customer service. AHA will strengthen customer service to internal and external customers. AHA will implement strategies utilizing the best practices from the private sector that have been proven to improve customer service and satisfaction.
2. Cost Effectiveness and Cost Efficiency and Accountability. AHA plans to increase accountability in the provision of its services by utilizing cost effective, cost efficient strategies in the delivery of its programs and services. AHA will build on AHA's successful outsourcing of the delivery of certain services when designing these strategies. AHA will also thoroughly review its operations and strategies and eliminate costly and burdensome regulatory steps. In addition, AHA expects to implement strategies that will enable the AHA to serve a larger number of low income families than are currently served. Moreover, AHA will develop a market based assessment system utilizing established private sector real estate benchmarks for performance.
3. Leveraging Resources and Public/Private Partnerships. AHA will expand opportunities and housing options through public/private partnerships. AHA expects to create and implement new models of finance and develop affordable housing with reduced dependence on Federal subsidies. Such an approach is expected to reduce AHA's overall dependence on Federal subsidies.

4. Excellence and Quality. AHA expects to implement strategies to deliver all affordable housing programs seamlessly and without the stigma customarily associated with programs that serve low income families.
5. Economic Independence. AHA will focus on the economic independence of the families served through AHA programs, with a principal goal of wealth building through homeownership. AHA will use customized family focused approaches to achieving success and economic independence for families in its programs. These approaches will implement strategies designed to move families off of the federal rent subsidy within a defined period of time agreed to by that family and AHA in an individualized family plan. Moreover, AHA will examine different approaches to setting rents so that a larger number of families are served with the limited resources provided to AHA.

AHA is currently negotiating its MTW agreement with HUD with the expectation to have it approved during the course of the fiscal year 2003. Upon signing of the agreement, AHA will develop and submit a MTW Annual Plan, which will describe AHA's strategies in more detail. Until a new MTW Annual Plan is drafted and approved, AHA expects this QHWRAP to serve as AHA's initial MTW Annual Plan.

The overall framework of the Moving to Work approach will do much to accelerate the continued success of AHA's two major strategies to reshape the provision and delivery of affordable housing resources: (1) Transformation of Housing Stock; and (2) Transformation of Management Systems. These remarkable transformations are outlined below.

B. Transformation of Housing Stock. After countless focus groups with residents and other community stakeholders, the City of Atlanta, Fulton County, the State of Georgia and HUD, AHA made the strategic decision in the winter of 1994 to cease warehousing families in communities of poverty and hopelessness and to take steps to sponsor the creation of true mixed income, mixed use communities using the flexibility afforded with the 1993 HOPE VI grant awarded for the revitalization of Techwood/Clark Howell Homes. With the financial closing of Phase I of the revitalization of Techwood/Clark Howell communities in March 1996, the nation's first mixed-income, mixed-finance community, Centennial Place, was created. The legal, regulatory, and financial model (Mixed-Income Model) was developed by AHA and its private sector development partner in connection with the March 1996 financial closing and was approved and embraced by the United States Department of Housing and Urban Development (HUD).

Building on the learning gained during the first closing and in order to leverage the Mixed-Income Model, AHA's Olympic Legacy Program was created. The Olympic Legacy Program is based on a wonderfully rich consultation process with the residents of the various Olympic Legacy Communities, neighborhood stakeholders, our development consultants, private sector development partners, Atlanta Legal Aid Society, Inc., City

officials, County officials, state officials and HUD officials. Each community has its own personality and rich history and neighborhood issues. The consultation process with each community is an evolving process, differing in many ways depending on the personalities and needs of the community, and benefiting from each prior planning process. We have learned that there are seven consistent community building principles that must be incorporated in each revitalization plan as follows:

1. Relocation—Families must have choices. Housing Choice vouchers must be available to the families. The families must be successful with the vouchers. The relocation options must be better than the public housing community the families are leaving. The Housing Choice Program must be effectively managed and must have high standards for residents and landlords.
2. New Community –The housing must be an asset to the neighborhood. The design of it must fit into the larger neighborhood. It must be of a higher quality, with better amenities and better design to overcome the past. The new community must provide better schools, better amenities, and tolerate no drugs or criminal activity. Atlanta’s model for mixed-income, mixed-finance communities is market rate communities owned by public-private partnerships with an affordable housing component seamlessly inside. The new community must be managed with excellence and the screening and lease enforcement processes must be firm, effective, consistent and fair across all income lines. Mixed income communities work for all families, regardless of income, the larger neighborhood, the City, the State and the nation.
3. Opportunities People are people and want the best for their families. Income dictates opportunities, not values. Families want to work. Families want great opportunities to learn and grow. Parents want the best education available for their children. Everyone wants a piece of the American dream. Families want to own their own homes. The larger community wants to end the stigma of the public housing and Section 8 Programs.
4. Right of Return –The families want to make their own choices about where they live and why. Everyone does not want to return to his or her old neighborhood, even if the housing is better.
5. Education-Education is the “great equalizer” and without a great education, success can be very elusive. There must be a focused collaboration with the Atlanta Public Schools to promote state-of-the-art educational strategies and facilities to promote a culture of learning. We must demand that families fully avail themselves to the highest quality education.
6. Family Support -Rarely can families succeed without support, counseling, coaching and advocacy. We must build a Community and Supportive Services network which “comes alongside” of families providing the m with encouragement, support, technical assistance, and job and life skills guidance. In this way families have the courage and support to succeed.
7. Revitalization—Revitalization and community building is hard work. It is hard for families to leave their homes and neighbors. It is hard to build consensus. Trust must be earned, based on action taken and promises kept. Rebuilding lives is the

hardest work. There are no shortcuts. We must build for future generations and make the hard decisions now. We cannot continue to make the same mistakes.

All of the foregoing principles have been incorporated into the design of the Olympic Legacy Program and the individual Revitalization Plans for the new mixed income mixed use communities. We believe the MTW Designation will allow us to incorporate all or some of these principles, as appropriate, into all of our programs and into each AHA community. Most importantly, trust has been restored in the Atlanta community at large that the HUD assisted programs can work and that the larger community has a role and a stake in the success of the communities and the families.

Building on these principles, the Olympic Legacy Program is designed to reposition a large portion of AHA's housing stock by demolishing dilapidated and distressed public housing and rebuilding those communities, in partnership with private sector developers, into mixed income, mixed finance and mixed use communities. The Olympic Legacy Program has become the national model for community revitalization utilizing a strategy that concentrates poverty by mixing families with a very broad range of incomes into market quality housing. In each of the Olympic Legacy Program communities, families assisted through the public housing program live next door to families who earn as much as \$100,000 or more annually. When currently funded projects are completed the Olympic Legacy Program will have created fifteen mixed income, mixed finance communities, including both rental and for-sale homes. The chart below details the rental unit production planned for these fifteen new communities.

Mixed-Income Apartments			
	Total Apartments	Apartments Delivered ¹	Apartments in Development
Public Housing Assisted Apartments	2,450	1,500	950
Tax Credit Apartments	1,550	900	650
Market Rate Apartments	2,400	1,400	1,000
Total Mixed Income Apartments	6,400	3,800	2,600

¹ Of the 3,800 apartments, 660 are under construction.

Over 1,650 for-sale homes (including both affordable and market) will be developed to further stabilize these neighborhoods and provide opportunities for affordable homeownership and wealth creation. (These units do not include planned neighborhood investments that have resulted from AHA's redevelopment program.) As part of the Olympic Legacy Program, AHA's Housing Choice Voucher Program has grown to such an extent that AHA is now serving more families than ever before.

As part of the 23 financial closings to date and economic impact generated by the revitalizations, AHA has achieved leverage of the public housing development funds of at least 9 to 1. The quality of the housing is outstanding and market competitive and the benefits to the families are immeasurable. This model provides a long-term market quality affordable housing resource in a healthy, vibrant and sustainable market-rate community. Also, in each case, the supportive services (focused on job training, education and recreational programs for youth) and amenities are superior to the services

int hepredecessorcommunities . TheAHA -sponsoredmixedincomecommunitiesare ownedbypartnerships,involvinganAHAaffiliate,privatesectordevelopmentpartner (themanaginggeneralpartner)andinvestorsinlowincomehousingtaxcredits,andeach communityismanagedbyprivatemanagementcompany(hiredbythemanaging generalpartner).

C. TransformationofManagementSystems .In1995,AHAinitiatedtwomajor stepstotransformitspropertymanagementoperations.First,AHAdecentralizedits propertymanagementoperationsand implemented site-basedmanagementandproject basedbudgetingandaccounting.Second,AHAinitiatedtheprocurementprocessto selectoutstandingprivatemanagementcompaniestomanagetheday -to-daymanagement operationsandcapitalimprovementworkatapproximately40%ofAHA -owned properties.ThisfirstroundofcontractsbecameeffectiveonApril1,1996.AHAandthe residentshavebeenverypleasedwiththeworkthathasbeenaccomplishedandwiththe improvementsthathavebeenmade.Servicesatthepropertiesarebeingdelivered efficientlyandeffectivelyandwithexcellence.AHA'sinitialgoalinoutsourcingtheday to-daymanagementwastoimmediatelyimprovethe deliveryofservicestoresidentsof thecommunities.Overtime,AHArealizedthathavingssomeofitspropertiesunder privatemanagementandsomeofitspropertiesself -managedcreatedaninherently inefficientsystem.AHAdeterminedthattheservicesprovidedbytheprivate managementcompaniesweresuperiort otheservicesprovidedatitself -managed communitiesanddecidedtomovemethodicallytowardsplacing100%ofits communitiesunderprivatemanagement.As ofJuly1,200 1, privatemanagementagents managed100%ofAHA -ownedproperties.Theoutsourcing ofthemanagementand capitalimprovementworkhasbeenverysuccessfulforAHA,itsemployeesandour residents.

TheeffectiveimplementationandmanagementoftheseprogramswillrequireAHAto continuedevelopingandrefiningitsassetmanagementcapabilities.Basedonthe decreaseinfederalfundingAHAisalsoawarethatinordertocontinueimplementingthe statedstrategies,therewillbefinancialchallengestoovercome.AHAiscurrently engagedinaninnovative diversificationstrategydesigned todecreasetheeffectofthese financialchallenges.However,AHAWillcontinuepushingforexcellenceasit consistentlystrivestomeetitsmission,vision,andgoalsthatareparamounttoAHA's anditsclients'success.

Thefollowingcomponentsare representativeofAHA'spolicies,activities,provisionof services,developmentactivities,andanticipatedfundingsourcesoverthenextyear.

ii. Annual Plan Table of Contents

[24CFR Part 903.79(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 filename in parentheses in the space to the right of the title.

Required/Optional Attachments:

- FFY2003 Capital Fund Program Annual Statement
- FFY2003-2007 Rolling Capital Fund Five-Year Action Plan
- 12/31/02 Capital Fund Program Performance and Evaluation Reports (via hand delivery only to local HUD Atlanta Office).
- Assessment of Site-Based Waiting List Development Demographic Changes
- Home Ownership Capacity Statement
- Project-Based Section 8 Vouchers Program Statement
- Resident Membership of the AHA Board of Commissioners
- Protocol: Membership of Resident Advisory Boards/Summary of the Resident Advisory Board Meetings and Comments/Public Hearing Comments
- Five-Year Plan Progress Report

- Other(ListedBelow)
- AHAFlatRateRentSchedule
 - Mixed-Income,Mixed -FinanceCommunitiesCeiling/FlatRentSchedule
 - Site-BasedWaitingListPolicy
 - Site-BasedWaitingListPolicyAddendum
 - AffordableHousingCommunitySite -BasedWaitingListPolicy

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
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, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdiction 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 affordable housing program	Annual Plan: Financial Resources
X	Affordable 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	Affordable housing Deconcentration and Income Mixing Documentation: 1. PHA Board certification of compliance with deconcentration requirements (section 16(a) of the US 2. 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 3. Documentation of the required deconcentration and income mixing analysis.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Affordable housing rent determination policies, including the	Annual Plan: Rent

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	methodology for setting affordable housing flat rents <input checked="" type="checkbox"/> check here if included in the affordable housing A&O Policy	Determination
X	Schedule of flat rents offered each affordable housing development <input type="checkbox"/> check here if included in the affordable housing A&O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Affordable 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	Affordable housing grievance procedures <input checked="" type="checkbox"/> check here if included in the affordable 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
	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
X	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of affordable housing	Annual Plan: Capital Needs
X	Approved or submitted applications for demolition and/or disposition of affordable housing	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of affordable housing (Designated Housing Plans)	Annual Plan: Designation of Affordable Housing
X	Approved or submitted assessments of reasonable revitalization of affordable housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Affordable Housing
X	Approved or submitted affordable housing homeownership programs/plans	Annual Plan: Home ownership
X	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Home ownership
X	FSS Action Plan/s for affordable housing and/or Section 8	Annual Plan: Community Service & Self -Sufficiency
X	Most recent self -sufficiency (ED/SS, TOP or ROSS) or other	Annual Plan: Community

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	residentservicesgrant)grantprogramreports	Service&Self -Sufficiency
X	The most recent Affordable housing Drug Elimination Program (PHEDEP) semi -annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
X	Pet Policy	Annual Plan: Pets
	Troubled PHAs: MOA/ Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
X	Listing of Resident Presidents of AHA communities during the Plan year	Other
X	2000 Population and Housing report by the Atlanta Regional Commission	Housing Needs

1.StatementofHousingNeeds

[24 C.F.R.Part903.79(a)]

A.HousingNeedsofFamiliesintheJurisdiction/sServedbythePHA

Basedupontheinformationcontainedinthe ConsolidatedPlan/sapplicabletothejurisdiction,and/orother dataavailabletothePHA,provideastatementofthehousingneedsinthejurisdictionbycompletingthe followingtable.Inthe“Overall”Needscolumn,providetheestimatednumberofrenterfamiliesthat have housingneeds.Fortheremainingcharacteristics,ratetheimpactofthatfactoronthehousingneedsfor eachfamilytype,from1to5,with1being“noimpact”and5being“severeimpact.”UseN/Atoindicate thatnoinformationisavailableuponwhichthePHAcannmakethisassessment.

HousingNeedsofFamiliesintheJurisdiction byFamilyType*							
FamilyType	Overall	Affordability	Supply	Quality	Accessibility	Size	Location
Income<=30%of AMI	32,460	5	5	4	N/A	4	5
Income>30 %but <=50%ofAMI	14,380	5	5	4	N/A	4	5
Income>50%but <80%ofAMI	16,939	4	4	3	N/A	3	4
Elderly	48,214	5	4	3	3	4	3
▪ 62andolder							
▪ 65andolder	40,535						
Familieswith Disabilities	N/A	5	5	3	4	N/A	N/A
Black	255,689	4	5	3	N/A	4	3
White	138,352	3	2	3	N/A	3	1
Hispanic	18,720	4	3	3	N/A	3	4
Asian	8,046	N/A	N/A	N/A	N/A	N/A	3
Other	8,272	N/A	N/A	N/A	N/A	N/A	N/A

*Figuresarebasedon2000SummaryCensusdata(i.e., PopulationFigures), 2002CHASdata(i.e., Elderly figures),andCityofAtlantaConsolidatedPlan(i.e., Incomefigures).

WhatsourcesofinformationdidthePHAusetoconductthisanalysis?(Checkallthat apply;allmaterials mustbemadeavailableforpublicinspection.)

- ConsolidatedPlanoftheJurisdiction/s(Incomedata)
Indicateyear:2000 -2004
- U.S.Censusdata:theComprehensiveHousingAffordabilityStrategy(“CHAS”) dataset(Elderlydata);U.S.Census2000SummaryFile(Populationdata)
- AmericanHousingSurveydata
Indicateyear:
- Otherhousingmarketstudy
Indicateyear:2000,TheAtlantaOutreachConsortium
- Othersources:(listandindicateyearofinformation)

B. Housing Need of Families on the Affordable 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 affordable housing waiting lists at their option.

[Note: Reference to "N/A" under the column heading "Annual Turnover" for all of the Public Housing Site-Based or sub-jurisdictional waiting list refers to Affordable Housing Site-Based Waiting Lists that were not open and reported at the time of AHA's FFY2002 Annual Plan, and as such, the "Annual Turnover" percentage is not yet available ("N/A").]

Housing Need of Families on the Antoine Graves Waiting List Data as of April 10, 2003			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input checked="" type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction: Antoine Graves			
	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	169	100%	N/A
Extremely low income <= 30% AMI	169	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	13	8%	
Families with Disabilities	129	76%	
Black	165	98%	
White	4	2%	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	104	62%	
1BR	65	38%	
2BR			
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 on the waiting list, even if generally closed? <input type="checkbox"/>			
No <input type="checkbox"/> Yes			
Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.			

**Housing Needs of Families on the Bankhead Courts Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Bankhead Courts**

	# of families	% of total families	Annual Turnover
Waiting list total	946	100%	N/A
Extremely low income <=30% AMI	946	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	626	77%	
Elderly families	18	2%	
Families with Disabilities	55	6%	
Black	945	99%	
White	1	0%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	374	40%	
2BR	368	39%	
3BR	168	18%	
4BR	28	3%	
5BR	7	1%	
5+BR	1	.1%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Barge Road Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)
 If used, identify which development/subjurisdiction: **Barge Road**

	# of families	% of total families	Annual Turnover
Waiting list total	63	100%	N/A
Extremely low income <=30% AMI	63	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	11	17%	
Families with Disabilities	30	48%	
Black	62	98%	
White	1	2%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	63	100%	
2BR			
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to re-open the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing NeedsofFamiliesontheBowen ApartmentsWaitingList
Dataasof April10,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8and PublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)
 Ifused,identifywhichdevelopment/subjurisdiction: **BowenHomes**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	1079	100%	N/A
Extremelylowincome <=30%AMI	1079	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	705	65%	
Elderlyfamilies	11	.0%	
FamilieswithDisabilities	130	12%	
Black	1074	96%	
White	5	0.0%	

CharacteristicsbyBedroom Size(PublicHousingOnly)			
0BR	1	0%	
1BR	478	44%	
2BR	375	35%	
3BR	180	17%	
4BR	35	3%	
5BR	9	1%	
5+BR	1	0%	

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)?

DoesthePHAexpecttoeopenthelistinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerally closed? No Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAScreensallapplicantsand houseseligiblefamiliesbasedupontheoccupancycriteriaisetforhigh -risecommunitiesandthose criteriaisetforfamilycommunities.

**Housing Needs of Families on the Cheshire Bridge Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Cheshire Bridge**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	100	100%	N/A
Extremely low income <=30% AMI	100	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	12	12%	
Families with Disabilities	80	80%	
Black	66	66%	
White	29	29%	
Asian	5	5%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	100	100%	
2BR			
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Cosby Spear s Towers Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing ,
 Public Housing Site -Based or sub -jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Cosby Spear s Towers**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	200	100%	N/A
Extremely low income <=30% AMI	200	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	16	8%	
Families with Disabilities	178	89%	
Black	193	96%	
White	6	3%	
American Indian	1	1%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	196	98%	
1BR	4	2%	
2BR			
3BR			
4BR			
5BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high -rise communities and those criteria set for family communities.

**Housing Needs of Families on the East Lake Towers Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **East Lake Towers**

	# of families	% of total families	Annual Turnover
Waiting list total	162	100	N/A
Extremely low income <=30% AMI	162	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	12	7%	
Families with Disabilities	120	74%	
Black	162	100%	
White	0	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	93	57%	
1BR	69	43%	
2BR			
3BR			
4BR			
5BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Englewood Manor Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Englewood Manor**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	312	100%	N/A/
Extremely low income <=30% AMI	312	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	203	65%	
Elderly families	1	0%	
Families with Disabilities	39	12%	
Black	309	99%	
White	3	1%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	183	59%	
2BR	95	30%	
3BR	26	8%	
4BR	8	3%	
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to open the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing NeedsofFamiliesonthe GeorgiaAvenue WaitingList
Dataasof April10,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8andP ublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **GeorgiaAvenue**

	#offamilies	%oftotalfamilies (RoundFigures)	AnnualTurnover
Waitinglisttotal	82	100%	N/A
Extremelylowincome <=30%AMI	82	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	0	0%	
Elderlyfamilies	7	8%	
FamilieswithDisabilities	59	72%	
Black	81	99%	
White	1	1%	
AmericanIndian			
Asian			

CharacteristicsbyBedroom Size(PublicHousingOnly)			
0BR	3	4%	
1BR	77	94%	
2BR	2	2%	
3BR			
4BR			
5BR	[Totaldoesnotadd towaitinglisttotal]		

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)?

DoesthePHAexpectreopenthelistinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerally closed? No Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAScreensallapplicantsand houseseligiblefamiliesbasedupontheoccupancycriteriaforhigh -risecommunitiesandthose criteriaforfamilycommunities.

**Housing Needs of Families on the Gilbert Gardens Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)
 If used, identify which development/subjurisdiction: **Gilbert Gardens**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	561	100%	N/A
Extremely low income <=30% AMI	561	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	423	75%	
Elderly families	3	1%	
Families with Disabilities	9	2%	
Black	557	99%	
White	4	1%	
American Indian			
Asian			

Characteristics by Bedroom Size (Public Housing Only)			
1BR	257	46%	
2BR	197	35%	
3BR	50	9%	
4BR	31	6%	
5BR	26	5%	
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families on the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Grady Homes Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Grady Apartments**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	1586	100%	N/A
Extremely low income <=30% AMI	1586	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	940	87%	
Elderly families	43	4%	
Families with Disabilities	136	13%	
Black	1579	99.6%	
White	6	.4%	
Asian	1	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	6	0%	
1BR	899	57%	
2BR	490	31%	
3BR	166	10%	
4BR	24	2%	
5BR	1		

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to open the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing NeedsofFamiliesontheGravesAnnexWaitingList
Dataasof January23,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8andP ublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)
 Ifused,identifywhichdevelopment/subjurisdiction: **GravesAnnex**

	#offamilies	%oftotalfamilies (RoundFigures)	AnnualTurnover
Waitinglisttotal	121	100%	N/A
Extremelylowincome <=30%AMI	121	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	0	0%	
Elderlyfamilies	9	7%	
FamilieswithDisabilities	95	79%	
Black	118	98%	
White	3	2%	

CharacteristicsbyBedroom Size(PublicHousingOnly)			
0BR	67	55%	
1BR	53	44%	
2BR	1	1%	
3BR			
4BR			
5BR			

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)?

DoesthePHAexpecttoopentheListinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerally closed? No Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAscreensallapplicantsand houseseligiblefamiliesbasedupontheoccupancycriteria setforhigh -risecommunitiesandthose criteria setforfamilycommunities.

**Housing Needs of Families on the Herndon Homes Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Herndon Homes**

	# of families	% of total families	Annual Turnover
Waiting list total	709	100%	N/A
Extremely low income <=30% AMI	709	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	459	65%	
Elderly families	16	2%	
Families with Disabilities	85	12%	
Black	701	99%	
White	7	1%	
American Indian	1	0%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	321	45%	
2BR	277	39%	
3BR	100	14%	
4BR	11	2%	
5BR	0	0%	
5+BR	0	0%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing NeedsofFamiliesontheHightowerManorWaitingList
Dataasof April10,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8and PublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **HightowerManor**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	108	100%	N/A
Extremelylowincome<=30% AMI	108	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	0	0%	
Elderlyfamilies	13	12%	
FamilieswithDisabilities	15	14%	
Black	107	99%	
White	1	1%	

CharacteristicsbyBedroomSize (PublicHousingOnly)	#offamilies	%oftotalfamilies	AnnualTurnover
1BR	107	99%	
2BR	1	1%	
3BR			
4BR			
5BR			
5+BR			

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeen closed(#ofmonths)?

DoesthePHAexpectreopenthelistinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed? No Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAscreensallapplicantsandhouses eligiblefamiliesbasedupontheoccupancycrieriaasetforhigh -risecommunitiesandthoscrieriaasetforfamily communities.

**Housing Needs of Families on the Hollywood Courts Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Hollywood Courts**

	# of families	% of total families	Annual Turnover
Waiting list total	437	100%	N/A
Extremely low income <= 30% AMI	437	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	319	73%	
Elderly families	6	1%	
Families with Disabilities	10	2%	
Black	436	99%	
White	1	1%	

Characteristics by Bedroom Size (Public Housing Only)

1BR	169	39%	
2BR	150	34%	
3BR	94	22%	
4BR	24	5%	
5BR	0		
5+BR	0		

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the John O. Chiles Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)
 If used, identify which development/subjurisdiction: **John O. Chiles**

	# of families	% of total families	Annual Turnover
Waiting list total	213	100%	N/A
Extremely low income <= 30% AMI	213	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	58	28%	
Families with Disabilities	113	53%	
Black	206	97%	
White	6	3%	
American Indian	1	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	13	6%	
1BR	196	92%	
2BR	4	2%	
3BR	0		
4BR	0		
5BR			

Is the waiting list closed (select one)? No Yes
 If yes:
 How long has it been closed (# of months)?
 Does the PHA expect to reopen the list in the PHA Plan year? No Yes
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Jonesboro North Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant-based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Jonesboro North**

	# of families	% of total families	Annual Turnover
Waiting list total	354	100%	N/A
Extremely low income <= 30% AMI	354	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	274	77%	
Elderly families	3	1%	
Families with Disabilities	33	9%	
Black	353	100%	
White	1	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	7	2%	
1BR	98	28%	
2BR	140	40%	
3BR	81	23%	
4BR	22	6%	
5BR	6	1%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Jonesboro South Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

Section 8 tenant -based assistance

Public Housing

Combined Section 8 and Public Housing

Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Jonesboro South**

	# of families	% of total families	Annual Turnover
Waiting list total	329	100%	N/A
Extremely low income <= 30% AMI	329	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	245	74%	
Elderly families	7	2%	
Families with Disabilities	34	10%	
Black	328	100%	
White	0	0%	
American Indian	1	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	5	2%	
1BR	123	37%	
2BR	117	36%	
3BR	63	19%	
4BR	14	4%	
5BR	7	2%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Juniper and Tenth Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Juniper and Tenth**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	194	100%	N/A
Extremely low income <= 30% AMI	194	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	6	3%	
Families with Disabilities	176	91%	
Black	161	83%	
White	32	16%	
American Indian	1	1%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	190	99%	
2BR	4	1%	
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**HousingNeedsofFamiliesontheLeilaValleyWaitingList
Dataasof April10,2003**

Waitinglisttype:(selectone)
 Section8tenant -basedassistance
 PublicHousing
 CombinedSection8andPublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)
 Ifused,identifywhichdevelopment/subjurisdiction: **LeilaValley**

	#offamilies	%oftotalfamilies (RoundFigures)	AnnualTurnover
Waitinglisttotal	450	100%	N/A
Extremelylowincome<=30% AMI	450	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	328	73%	
Elderlyfamilies	4	1%	
FamilieswithDisabilities	21	5%	
Black	447	99%	
White	3	1%	

CharacteristicsbyBedroomSize (PublicHousingOnly)			
1BR	224	50%	
2BR	158	35%	
3BR	59	13%	
4BR	9	2%	
5BR			
5+BR			

Isthewaitinglistclosed(selectone)? No Yes
 Ifyes:
 Howlonghasitbeenenclosed(#ofmonths)?
 DoesthePHAexpectreopentheListinthePHAPlanyear? No Yes
 DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed? No
 Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAscreensallapplicantsandhouses eligiblefamiliesbasedupontheoccupancycriteriasetforhigh -risecommunitiesandthosecriteriasetforfamily communities.

**Housing Needs of Families on the M.L. King Towers Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant-based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **M.L. King Towers Apartments**

	# of families	% of total families	Annual Turnover
Waiting list total	91	100%	N/A
Extremely low income (<=30% AMI)	91	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	15	16%	
Families with Disabilities	52	57%	
Black	91	100%	
White	0	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	19	21%	
1BR	72	79%	
2BR	0		
3BR	0		
4BR	0		
5BR	0		

Is the waiting list closed (select one)? No Yes

- If yes:
- How long has it been closed (# of months)?
- Does the PHA expect to open the list in the PHA Plan year? No Yes
- Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Marian Road Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)
 Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)
 If used, identify which development/subjurisdiction: **Marian Road**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	94	100%	N/A
Extremely low income <= 30% AMI	94	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	22	9%	
Families with Disabilities	63	67%	
Black	57%	61%	
White	36	39%	
American Indian	1	0%	
Asian			

Characteristics by Bedroom Size (Public Housing Only)			
1BR	94	100%	
2BR			
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes
 If yes:
 How long has it been closed (# of months)?
 Does the PHA expect to reopen the list in the PHA Plan year? No Yes
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Marietta Road Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

Section 8 tenant -based assistance

Public Housing

Combined Section 8 and Public Housing

Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Marietta Road**

	# of families	% of total families	Annual Turnover
Waiting list total	38	100%	N/A
Extremely low income <= 30% AMI	38	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	1	3%	
Families with Disabilities	35	92%	
Black	31	82%	
White	7	18%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	38	100%	
2BR	0	0%	
3BR	0	0%	
4BR	0	0%	
5BR	0	0%	
5+BR	0	0%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No

Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Martin Street Plaza Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Martin Street Plaza**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	387	100%	N/A
Extremely low income <= 30% AMI	387	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	362	94%	
Elderly families	7	2%	
Families with Disabilities	13	3%	
Black	385	99%	
White	2	1%	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	2	1%	
1BR	22	6%	
2BR	249	64%	
3BR	103	27%	
4BR	10	2%	
5BR	1	0%	

Is the waiting list closed (select one)? No Yes

- If yes:
- How long has it been closed (# of months)?
- Does the PHA expect to open the list in the PHA Plan year? No Yes
- Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing NeedsofFamiliesontheMcDanielGlennWaitingList
Dataasof April10,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8and PublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **McDanielGlenn**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	861	100%	N/A
Extremelylowincome<=30% AMI	861	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	561	65%	
Elderlyfamilies	16	2%	
FamilieswithDisabilities	108	13%	
Black	858	99.9%	
White	3	0.1%	

CharacteristicsbyBedroomSize
(PublicHousingOnly)

1BR	447	53%	
2BR	277	32%	
3BR	93	11%	
4BR	31	4%	
5BR	13	0%	
5+BR	0	0%	

Isthewaitinglistclosed(selectone)? No Yes

Ifyes :

Howlonghasitbeenclosed(#ofmonths)?

DoesthePHAexpectreopentheListinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed? No

Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAscreensallapplicantsandhouses eligiblefamiliesbasedupontheoccupancycriteriasetforhigh -risecommunitiesandthosetocriteriasetforfamily communities.

**Housing Needs of Families on the Palmer House Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Palmer House**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	169	100%	N/A
Extremely low income <= 30% AMI	169	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	5	3%	
Families with Disabilities	122	72%	
Black	162	96%	
White	5	3%	
American Indian	1	.6%	
Asian	1	.6%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	121	72%	
1BR	48	28%	
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Peachtree Road Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant-based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Peachtree Road**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	167	100%	N/A
Extremely low income <= 30% AMI	167	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	20	12%	
Families with Disabilities	126	81%	
Black	130	78%	
White	37	22%	
American Indian	0	0%	
Asian			

Characteristics by Bedroom Size (Public Housing Only)			
1BR	167	100%	
2BR			
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Piedmont Road Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Piedmont Road**

	# of families	% of total families	Annual Turnover
Waiting list total	100	100%	N/A
Extremely low income <= 30% AMI	100	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	21	21%	
Families with Disabilities	3	3%	
Black	64	64%	
White	36	36%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	1	0%	
1BR	99	100%	
2BR	0	0%	
3BR	0	0%	
4BR	0	0%	
5BR	0	0%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Roosevelt House Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Roosevelt House**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	200	100%	N/A
Extremely low income <= 30% AMI	200	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	5	2%	
Families with Disabilities	153	77%	
Black	192	96%	
White	8	4%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	188	94%	
1BR	12	6%	
2BR			
3BR			
4BR			
5BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Thomasville Heights Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant-based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Thomasville Heights**

	# of families	% of total families	Annual Turnover
Waiting list total	552	100%	N/A
Extremely low income (<=30% AMI)	552	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	142	26%	
Elderly families	4	1%	
Families with Disabilities	28	5%	
Black	549	99%	
White	3	1%	

Characteristics by Bedroom Size (Public Housing Only)

0BR	44	8%	
1BR	171	31%	
2BR	197	36%	
3BR	121	22%	
4BR	15	3%	
5BR	4	0%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)?

Does the PHA expect to open the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No

Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Need of Families on the University Apartments Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **University Apartments**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	696	100%	N/A
Extremely low income <=30% AMI	696	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	438	69%	
Elderly families	18	3%	
Families with Disabilities	64	9%	
Black	694	100%	
White	2	0%	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	1	0%	
1BR	394	57%	
2BR	211	30%	
3BR	80	12%	
4BR	10	1%	
5BR			

Is the waiting list closed (select one)? No Yes

- If yes:
- How long has it been closed (# of months)?
- Does the PHA expect to open the list in the PHA Plan year? No Yes
- Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**HousingNeedsofFamiliesontheU -RescueVillaWaitingList
Dataasof April10,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8and PublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **U-RescueVilla**

	#offamilies	%oftotalfamilies (RoundFigures)	AnnualTurnover
Waitinglisttotal	227	100%	N/A
Extremelylowincome<=30% AMI	227	100%	
Verylowincome (>30%but<=50%AMI)	0	0%	
Lowincome (>50%but<80%AMI)	0	0%	
Familieswithchildren	215	95%	
Elderlyfamilies	2	1%	
FamilieswithDisabilities	9	4%	
Black	219	97%	
White	7	3%	
AmericanIndian	1	0%	

CharacteristicsbyBedroomSize (PublicHousingOnly)			
0BR	3	1%	
1BR	2	1%	
2BR	145	64%	
3BR	67	30%	
4BR	9	4%	
5BR	1	0%	

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)?

DoesthePHAexpectreopenthelistinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed? No
 Yes

Note:AllpersonshavetherighttoapplyatanyofAHA'scommunities.AHAScreensallapplicantsandhouses eligiblefamiliesbasedupontheoccupancycrieriaasetforhigh -risecommunitiesandthoscrieriaasetforfamily communities.

**Housing Needs of Families on the Westminster Waiting List
Data as of April 10, 2003**

Waiting list type: (select one)
 Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)
 If used, identify which development/subjurisdiction: **Westminster**

	# of families	% of total families (Round Figures)	Annual Turnover
Waiting list total	132	100%	N/A
Extremely low income <= 30% AMI	132	100%	
Very low income (>30% but <= 50% AMI)	0	0%	
Low income (>50% but < 80% AMI)	0	0%	
Families with children	120	99%	
Elderly families	3	2%	
Families with Disabilities	8	6%	
Black	129	98%	
White	2	1%	
American Indian	1	1%	
Asian	0	1%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	1	1%	
2BR	130	98%	
3BR	1	1%	
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes
 If yes:
 How long has it been closed (# of months)?
 Does the PHA expect to reopen the list in the PHA Plan year? No Yes
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

Note: All persons have the right to apply at any of AHA's communities. AHA screens all applicants and houses eligible families based upon the occupancy criteria set for high-rise communities and those criteria set for family communities.

**Housing Needs of Families on the Ashley Courts at Cascade Waiting List
Data as of January 13, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub -jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Ashley Courts at Cascade**

	# of families	% of total families	Annual Turnover
Waiting list total	373	100%	0%
Extremely low income <=30% AMI	138	37%	
Very low income (>30% but <=50% AMI)	109	29%	
Low income (>50% but <80% AMI)	126	34%	
Families with children	294	79%	
Elderly families	56	15%	
Families with Disabilities	3	1%	
Black	373	100%	

Characteristics by Bedroom Size (Public Housing Only)

1BR	53	14%	
2BR	138	37%	
3BR	121	32%	
4BR	61	16%	
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)? 4 months

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

**Housing Needs of Families on the Ashley Terrace at West End Waiting List
Data as of January 13, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Ashley Terrace at West End**

	# of families	% of total families	Annual Turnover
Waiting list total	143	100%	1%
Extremely low income <=30% AMI	44	30%	
Very low income (>30% but <=50% AMI)	57	40%	
Low income (>50% but <80% AMI)	42	30%	
Families with children	126	88%	
Elderly families	28	20%	
Families with Disabilities	14	10%	
Black	138	96%	
Asian	4	1%	
White	1	3%	

Characteristics by Bedroom Size (Public Housing Only)			
1BR	29	20%	
2BR	114	80%	
3BR	0	0%	
4BR	0	0%	
5BR	0	0%	
5+BR	0	0%	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)? 12/01; 13 months

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

**Housing Needs of Families on the Centennial Place Waiting List
Data as of January 14, 2003**

Waiting list type: (select one)

Section 8 tenant -based assistance

Public Housing

Combined Section 8 and Public Housing

Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Centennial Place**

	# of families	% of total families	Annual Turnover
Waiting list total	945	100%	12%
Extremely low income <=30% AMI	703	74%	
Very low income (>30% but <=50% AMI)	211	22%	
Low income (>50% but <80% AMI)	31	3%	
Families with children	606	64%	
Elderly families	23	2%	
Families with Disabilities	132	13%	
Black	927	1%	
White	7	86%	
American Indian	11	31%	

Characteristics by Bedroom Size (Public Housing Only)

1BR	339	36%	
2BR	265	28%	
3BR	289	31%	
4BR	52	5%	
5BR	0		
5+BR	0		

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)? 14 months

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No

Yes

**HousingNeeds of Families on Columbia Village Waiting List
Data as of January 10, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Columbia Village**

	# of families	% of total families	Annual Turnover
Waiting list total	133	100%	Not Available
Extremely low income <= 30% AMI	86	65%	
Very low income (>30% but <=50% AMI)	47	35%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	133	100%	
Elderly families	1	0%	
Families with Disabilities	0	0%	
Black	133	100%	

Characteristics by Bedroom Size (Public Housing Only)

1BR	0	0%	
2BR	57	43%	
3BR	32	24%	
4BR	44	33%	
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)? 11 months

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No Yes

**HousingNeedsofFamiliesonMagnoliaPark WaitingList
DataasofJanuary14,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8andPublicHousing
 PublicHousingSite -Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **MagnoliaPark**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	260	100%	NotAvailable
Extremelylowincome<=30% AMI	168	65%	
Verylowincome (>30%but<=50%AMI)	81	31%	
Lowincome (>50%but<80%AMI)	11	4%	
Familieswithchildren	178	68%	
Elderlyfamilies	3	1%	
FamilieswithDisabilities	9	3%	
Black	259	99%	
White	1	0%	

**CharacteristicsbyBedroomSize
(PublicHousingOnly)**

1BR	70	27%	
2BR	114	44%	
3BR	67	26%	
4BR	9	3%	
5BR	0	0%	
5+BR	0	0%	

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)? 24

DoesthePHAexpectore openthelistinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed?XNo
 Yes

**HousingNeedsofFamiliesonSummerdaleCommonsWaiting List
Dataasof January23,200 3**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8andPublicHousing
 Public HousingSite -Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **SummerdaleCommons**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	33	100%	NotAvailable
Extremelylowincome<=30% AMI	6	30%	
Verylowincome (>30%but<=50%AMI)	4	40%	
Lowincome (>50%but<80%AMI)	23	30%	
Familieswithchildren	21	64%	
Elderlyfamilies	2	6%	
Familiesw ithDisabilities	7	21%	
Black	33	100%	

CharacteristicsbyBedroomSize (PublicHousingOnly)

1BR	2	6%	
2BR	11	33%	
3BR	20	60%	
4BR	N/A	N/A	
5BR	N/A	N/A	
5+B R	N/A	N/A	

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)? 12/01;13months

DoesthePHAexpectreopenthelistinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed? No Yes

**HousingNeedsofFamiliesonTheVillagesatCarverWaitingList
Dataasof January23,2003**

Waitinglisttype:(selectone)

- Section8tenant-basedassistance
 PublicHousing
 CombinedSection8andPublicHousing
 PublicHousingSite-Basedorsub-jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **VillagesatCarver**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	110	100%	NotAvailable
Extremelylow income<=30% AMI	74	67%	
Verylowincome (>30%but<=50%AMI)	20	18%	
Lowincome (>50%but<80%AMI)	16	15%	
Familieswithchildren	37	33%	
Elderlyfamilies	38	35%	
FamilieswithDisabilities	22	20%	
Black	110	100%	

CharacteristicsbyBedroomSize
(PublicHousingOnly)

1BR	24	22%	
2BR	54	49%	
3BR	30	27%	
4BR	2	2%	
5BR	0	0%	
5+BR	0	0%	

Isthe waitinglistclosed(selectone)? No Yes

Ifyes :

Howlonghasitbeenclosed(#ofmonths)? NewCommunity:WaitingListhasnotyetopenedtothepublic

DoesthePHAexpectreopentheListinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist,evenifgenerallyclosed? No
 Yes

**Housing Needs of Families on The Village at Castleberry Hills Waiting List
Data as of January 13, 2003**

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction: **Village at Castleberry Hills**

	# of families	% of total families	Annual Turnover
Waiting list total	794	100%	27%
Extremely low income <= 30% AMI	253	32%	
Very low income (>30% but <=50% AMI)	271	34%	
Low income (>50% but <80% AMI)	270	34%	
Families with children	556	70%	
Elderly families	34	4%	
Families with Disabilities	26	3%	
Black	794	100%	

Characteristics by Bedroom Size (Public Housing Only)

1BR	210	26%	
2BR	266	33%	
3BR	318	40%	
4BR	N/A	N/A	
5BR	N/A	N/A	
5+BR	N/A	N/A	

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)? 12/01; 13 months

Does the PHA expect to reopen the list in the PHA Plan year? No Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No
 Yes

**HousingNeedsofFamiliesonTheVillagesofEastLakeWaitingList
DataasofJanuary14,2003**

Waitinglisttype:(selectone)

- Section8tenant -basedassistance
 PublicHousing
 CombinedSection8andPublicHousing
 PublicHousingSite-Basedorsub -jurisdictionalwaitinglist(optional)

Ifused,identifywhichdevelopment/subjurisdiction: **VillagesofEastLake**

	#offamilies	%oftotalfamilies	AnnualTurnover
Waitinglisttotal	1107	100%	83%
Extremelylowincome<=30% AMI	731	66%	
Verylowincome (>30%but<=50%AMI)	376	34%	
Lowincome (>50%but<80%AMI)	3	0%	
Familieswithchildren	1079	97%	
Elderlyfamilies	63	6%	
FamilieswithDisabilities	39	4%	
Black	1105	99.8%	
Other	2	.2%	

CharacteristicsbyBedroomSize
(PublicHousingOnly)

1BR	316	29%	
2BR	424	38%	
3BR	286	26%	
4BR	81	7%	
5BR	0	0%	
5+BR	0	0%	

Isthewaitinglistclosed(selectone)? No Yes

Ifyes:

Howlonghasitbeenclosed(#ofmonths)? 24

DoesthePHAexpectreopentheListinthePHAPlanyear? No Yes

DoesthePHApermitspecificcategoriesoffamiliesontothewaitinglist ,evenifgenerallyclosed? No
 Yes

**HousingNeeds of Families on the HousingChoice WaitingList
Data as of April 14, 2003**

Waitinglist type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site -Based or sub -jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction:

	# of families	% of total families	Annual Turnover
Waitinglist total	22,145		5%
Extremely low income <= 30% AMI	20,479	92.48%	
Very low income (>30% but <=50% AMI)	1,546	6.98%	
Low income (>50% but <80% AMI)	120	.54%	
Families with children	16,177	73%	
Elderly families	721	3.26%	
Families with Disabilities	2,049	9.3%	
Black	20,846	94.1%	
White	1,040	4.7%	
American Indian/Native American	200	.9%	
Hispanic	59	.3%	

Characteristics by Bedroom Size (Public Housing Only)

1BR			
2BR			
3BR			
4BR			
5BR			
5+BR			

Is the waiting list closed (select one)? No Yes

If yes:
 How long has it been closed (# of months) 19 months as of April 2003: Closed Since October 5, 2001
 Does the PHA expect to reopen the list in the PHA Plan year? No Yes
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed? Yes No

C.StrategyforAddressingNeeds

ProvideabriefdescriptionofthePHA'sstrategyforaddressingthehousingneedsoffamiliesinthe jurisdictionandonthewaitinglist **INTHEUPCOMINGYEAR** ,andtheAgency'reasonsforchoosing thisstrategy.

(1)Strategies

Need:Shortageofaffordablehousingforalleligiblepopulations

Strategy1.MaximizethenumberofaffordableunitsavailabletothePHAwithin itscurrentresourcesby:

Selectallthatapply

- Employeffectivemaintenanceandmanagementpoliciestominimizethenumber ofaffordablehousingunitsoff -line
- Reduceturnovertimeforvacatedaffordablehousingunits
- Reducetimetorenovateaffordablehousingunits
- Seekreplacementofaffordablehousingunitslosttotheinventorythroughmixed financedevelopment
- SeekreplacementofaffordablehousingunitslosttotheinventorythroughSection 8replacementhousingresources
- MaintainorincreaseSection8lease -upratesbyestablishingpaymentstandards thatwillenablefamieliestorentthroughoutthejurisdiction
- Undertakemeasurestoensureaccesstoaffordablehousingamongfamilies assistedbythePHA,regardlessounitsizerequired
- MaintainorincreaseSection8lease -upratesbymarketingtheprogramtoowners, particularlythoseoutsideofareasofminorityandpovertyconcentration
- MaintainorincreaseSection8lease -upratesbyeffectivelyscreeningSection8 applicantstoincreaseowneracceptanceofprogram
- ParticipateintheConsolidatedPlandevelopmentprocesstoensurecoordination withbroadercommunitystrategies
- Other(listbelow): AHAwill -
 - Continueoutreacheffortstoencourageworkingfamilies,elderlyfamiliesand largerfamiliesinterestedinAHA'saffordablehousingresourcestoapply directlyatthecommunityoftheirchoice.
 - IncreaseCityofAtlanta'saffordablehousingopportunitiesthroughthe developmentand/oracquisitionofhousingtobeusedinamixed -income, mixed-financecommunities(whichgenerallyincludeunitsforfamilies qualifyingunderthelowincomehousingtaxcreditprogram,affordable housing-assistedfamilies,andmarket -ratefamilies).
 - Seekreplacementofsomeaffordablehousingunitsthathavebeen demolished.
 - Moreeffectivelyusethe currentaffordablehousingstockbydevising programswhichwillplacelectedoverhousedfamiliesinapartmentswhich meettheirfamilysize.
 - Continuetoexpandtheuseofenergysavingsstrategiesanddevicesforthe benefitofitsresidentsinitaffordablehousingunits.

- Strategically use portions of AHA's current housing stock to meet the needs of selected families engaged in selected AHA community and supportive services, self-sufficiency, employment training, and demonstration program initiatives.
- Strategically use Project-Based Housing Choice vouchers to support the revitalization of neighborhoods and to further increase the number of and improve the quality of housing available for low-income, very low-income, and extremely low-income families.
- Strategic availability of other affordable housing options including home ownership and home-rental initiatives.
- Educate families through "The Good Neighbor Certificate Program" as a required program for all families receiving vouchers as a means of integrating families into the broader community. The Program will also include a component which will address families who after receiving initial education/training still have concerns integrating into the broader community.

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-income, mixed-finance housing units.
- Pursue housing resources other than affordable housing or Housing Choice tenant-based assistance.
- Other: (list below)
 - Pursue grants, demonstration projects and other supplemental or special funding.
 - Pursue strategic partnerships with private developers, governmental entities, other housing providers, or other consortia participants.
 - Pursue designated waiting lists for families eligible for AHA's home ownership programs as AHA deems appropriate.
 - Strategic use of Project-Based Section 8 vouchers to support revitalization of neighborhoods and to further increase the number of and improve the quality of housing available for low-income, very low-income, and extremely low-income families.
 - Strategic availability of other affordable housing options including home ownership and other home-rental initiatives.
 - Strategic pursuit of affordable housing in areas of low poverty and low minority concentration.

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 affordable 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 the economic hardships
- Adopt rent policies to support and encourage work
- Other: (list below)
 - Target families within a broad range of incomes.
 - Target elderly families to live in AHA's affordable high-rise communities.
 - Target families who successfully complete selected AHA community and supportive services, employment training, self-sufficiency, economic independence, and/or demonstration program initiatives.
 - In mixed-income, mixed-finance communities, serve a broad range of income families in affordable housing assisted units with a goal of having 50% of the affordable housing assisted families with incomes of less than 30% of the metropolitan area median income and 50% of the affordable housing assisted families with incomes greater than 30% of the metropolitan area median income.
 - Strategic availability of other affordable housing options including home ownership and home-rental initiatives.
 - AHA will seek to assist families in planning for and meeting their full employment, economic independence, and life-style goals through the use of Family Wealth Plans.

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)
 - Target families within a broad range of incomes.
 - Target families who successfully complete AHA-approved community and supportive services, employment training, self-sufficiency and/or demonstration program initiatives.
 - Target elderly families to live in AHA's affordable high-rise communities.
 - In mixed-income, mixed-finance communities, serve a broad range of income families in affordable housing assisted units with a goal of having 50% of the affordable housing assisted families with incomes of less than 30% of the metropolitan area median income and 50% of the affordable housing assisted families with incomes greater than 30% of the metropolitan area median income.

- AHA will seek to assist families in planning for and meeting their economic and life-style goals through the use of Family Plans and Case Management initiatives.

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of affordable housing for the elderly
- Apply for special -purpose vouchers targeted to the elderly, should they become available
- Other: (list below)
 - Pursue grants, demonstration projects and other supplemental special funding.
 - Target elderly families to live in AHA's affordable high -rise communities.
 - Explore and potentially develop assisted living opportunities.
 - Enrich support services for the elderly.
 - AHA may seek sole- designation of some of its communities.
 - AHA may also seek to designate some of its communities elderly only
 - AHA may also seek elderly designation of some of its communities with a ceiling of no more than fifteen percent (15%) of young disabled residents.
 - Strategic use of Housing Choice vouchers (and possibly tenant vouchers) to increase the housing opportunities for the elderly.
 - AHA will seek to assist families in planning for and meeting their economic and life -style goals through the use of Family Plans and Case Management initiatives.

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- Seek designation of affordable housing for families with disabilities
- Carry out the modifications needed in affordable housing based on the Section 504 Needs Assessment for Affordable 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)
 - Strategic use of Housing Choice vouchers for increased housing opportunity for disabled families.
 - AHA may seek to assist families in meeting their economic and life -style goals through the use of Family Plans.

- Conduct outreach activities and implement collaborative agreements with other providers of supportive housing services.
- Opening a special waiting list for disabled applicants.

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)
 - Monitor 2000 census data and other statistical information as it becomes available to ensure that populations identified as having a significant need in the CHAS, and other official statistical analyses, are encouraged to apply for AHA's affordable housing resources.

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)
 - AHA uses various methods including the media, web-site, fliers and other outreach activities to advertise the availability of affordable housing apartments under AHA's Community Leasing Program, Housing Choice vouchers and the opening of site-based waiting lists. AHA uses publicity and informational methods to ensure that each site-based waiting list is opened according to the applicable HUD approved Affirmative Fair Housing Marketing Plan for that community and the applicable AHA Site-Based Waiting List Policy.
 - Educate families through "The Good Neighbor Certificate Program" as a required program for all families receiving vouchers as a means of integrating families into the broader community. The Program will also include a component which will address families who after receiving initial education/training still have concerns integrating into the broader community.

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

Need: Optimize and leverage limited financial resources

Strategy 1: Explore alternative opportunities for capital improvements to AHA's Affordable Housing Communities.

- Investigating and modeling the possibility of converting affordable housing communities through the use of project -based voucher financing demonstration program.
- Consider the use of additional energy savings strategies and devices for the benefit of residents in AHA's affordable housing units.
- If HUD provides the funding develop in collaboration with a nationally recognized rating agency or similar entity, the development of a comprehensive evaluation and assessments system (including, but not limited to, standards, benchmarks and reporting systems) to measure the overall performance and operations of AHA.

(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)
 - Market and programmatic needs of the affordable housing communities AHA seek to serve.
 - AHA's Quality of Life Demonstration Program and Choice Enhancement Demonstration Program (collectively referred to as "Community Leasing Program").
 - Furthering the goals and objectives highlighted in AHA's Amended and Restated Five -Year Plan.
 - To further the success of AHA's Olympic Legacy/Signature Property program.
 - Mixed-use, mixed -income and mixed -finance communities that serve a holistic approach to providing affordable housing opportunities to low income residents while simultaneously improving and revitalizing formerly disenfranchised neighborhoods.

- Mixed-use, mixed-income and mixed-finance communities serve a broader range of affordable housing families. The affordable housing assisted units of these communities have goals of 50% of families (affordable housing assisted) having income so less than 30% of the metropolitan area median income and 50% of the families (affordable housing assisted) having incomes greater than 30% of the metropolitan area median income.
- Such strategies support the viability of mixed-income, mixed-finance communities, Housing Choice Project-Based communities, home-ownership, and/or assisted living communities or initiatives.
- Approval to participate in The Moving To Work Demonstration Program.

2. Statement of Financial Resources

[24CFR Part 903.79(b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal affordable housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal affordable 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: affordable housing operations, affordable housing capital improvements, affordable housing safety/security, affordable housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FFY 2003 grants)		
a) Affordable Housing Operating Fund	\$22,306,269	
b) Affordable Housing Capital Fund	\$13,057,125	
c) Replacement Housing Funds	\$8,230,999	
d) HOPEVI Revitalization		
e) HOPEVI Demolition	\$7,300,000	
f) Annual Contributions for Housing Choice Tenant-Based Assistance	\$103,589,698	
g) Affordable Housing Drug Elimination Program (including any Technical Assistance funds)	0	
h) Resident Opportunity and Self-Sufficiency Grants	\$650,000	
Other Federal Grants (list below)		
i) Section 8 New Construction and Substantial Rehabilitation	\$4,519,210	
2. Prior Year Federal Grants (unobligated funds only)		
a) Comprehensive Grant Programs	\$1,730,000	
b) HOPEVI Revitalization		
c) HOPEVI Demolition		
d) Replacement Housing Factor		
3. Affordable Housing Dwelling Rental Income		
a) Dwelling Rental Income	\$17,122,920	
4. Other income (list below)		
a) Commercial Leases	\$185,333	Affordable Housing Operations
b) Excess Utilities	\$728,153	Affordable Housing Operations
c) Late Fees	\$207,965	Affordable Housing Operations
d) Laundry Income	\$43,477	Affordable Housing Operations
e) Investment Income	\$155,000	Affordable Housing Operations
5. Non-federal sources (list below)		

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
a) City Infrastructure Improvements	\$15,285,641	Other
b) Subordinated Soft Mortgage Income	\$601,984	Other
c) Turnkey III Homebuyers Program	\$44,725	Other
d) FAF Bond Savings	\$35,000	Other
e) Mark -to-Market Contract	\$135,000	Other
f) Contract Administration	\$918,739	Other
g) Development Fees	\$1,708,895	Affordable Housing Operating, Other
h) Community Development Block Grant	\$23,506	Affordable Housing Supportive Services
i) Homeownership and FSS	\$213,313	Other
Total resources	\$198,792,953	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24CFR Part 903.79(c)]

A. Affordable Housing

Exemptions: PHA that do not administer affordable housing are not required to complete subcomponent 3A.

(1) Eligibility

a. When does the PHA verify eligibility for admission to affordable 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: varies, depending on bedroom size requested and other factors)
- Other: (describe)

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

- Criminal or Drug-related activity
- Rental history
- Housekeeping
- Other (describe)
 - Credit check to review landlord payment history and ability to satisfy expected rent payments.

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)

(2)WaitingListOrgani zation

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

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)
 - That certain Mixed -Finance, Mixed -Income Community Addendum to the AHA Site Based Waiting List Policy originally adopted by the Board of Commissioners on June 25, 1999, as the same may be amended from time to time, along with that certain AHA Site Based Waiting List Policy originally adopted by the Board of Commissioners on December 9, 1996, as the same may be amended from time to time, both of which are incorporated by reference herein and hereby made a part thereof.
 - That certain Affordable Housing Community Site -Based Waiting List Policy adopted by the Board of Commissioners on January 30, 2002, as the same may be amended from time to time, which Policy is incorporated by reference herein and hereby made a part thereof.
 - AHA may organize as sub -jurisdictional or separate site -based waiting lists to support specific housing, homeownership, educational, community and supportive services, or economic and life -style self -sufficiency or independence initiatives and demonstration programs at selected communities.

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

- PHA main administrative office
- PHA development site management office
- Other (list below)
 - Site-based waiting lists are also used at the mixed -use, and/or mixed -income mixed-finance communities. Applicants may apply directly to the communities when the waiting lists are open. Information on these communities and all conventional communities is provided at each apartment community in AHA's overall portfolio and on AHA's web -site at www.atlantahousing.org.
 - Site-based waiting lists are also used at AHA's Affordable Housing communities. Applicants may apply directly to the communities where the site-based waiting lists are open. Information on these communities is provided at each apartment community on AHA's Affordable Housing Hotline (404)685 -4343, and on AHA's web -site at www.atlantahousing.org.

c. If the PHA plan 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**

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

- The 33 site-based waiting lists administered by private management companies and monitored by AHA areas follows:

High-rise Communities : Antoine Graves, Antoine Graves Annex, Barge Road, Cheshire Bridge Road, Cosby Spears Towers, East Lake Towers, Georgia Avenue, Hightower Manor, John O. Chile s, Juniper –10th Street, Marian Road, Marietta Road, Martin Luther King Towers, Palmer House, Peachtree Road, Piedmont Road, Roosevelt House

Family Communities : Bankhead Courts, Bowen Apartments, Englewood Manor, Gilbert Gardens, Grady Apartments, Herndon Apartments, Hollywood Courts, Jonesboro South, Jonesboro North, Leila Valley, Martin Street Plaza, McDaniel –Glenn, Thomasville Heights, University Apartments, U –Rescue Villa, Westminster.

AHA reserves the right to add to this list any affordable housing community developed, acquired, purchased, or for which operating subsidy is provided, during the Plan year.

- The owners through their management agents of the mixed-income, mixed-finance communities manage and ensure the implementation of the site-based waiting lists for these communities. AHA monitors the site-based waiting lists of its mixed-income, mixed-finance communities. AHA, as part of its Olympic Legacy Program, ensures that these site-based waiting lists are administered in compliance with AHA’s applicable Site-based Waiting List Policies. The nine current mixed-income, mixed-finance, *Signature Properties* are:

The Villages of East Lake, Magnolia Park, Centennial Place, Villages at Carver (including Columbia High Point), Ashley Courts at Cascade, Ashley Terrace at West End, Summerdale Commons, The Village at Castleberry Hill, and Columbia Village. AHA reserves the right to add to this list, any mixed-income, mixed-finance community developed, acquired, purchased, or for which operating subsidy is provided, during this Annual Plan year, including and without limitation, any of the mixed-income, mixed-finance communities created out of the revitalized communities of Harris Homes, Perry Homes, Capitol Homes, and Carver Homes and any new off-site housing developed as part of the revitalization process of any of the aforementioned mixed-income, mixed-finance, mixed-use communities

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)?
- AHA reserves the right to add to its existing site-based waiting list policies any mixed-income, mixed-finance community developed, acquired or purchased during this or a previous

Annual Plan year. Moreover, AHA reserves the right to offer such site-based waiting list(s) as may support AHA's home ownership, project-based units, employment training, demonstration programs or economic self-sufficiency, or life-style self-sufficiency initiatives at selected communities.

- AHA reserves the right to add to its existing site-based waiting list policies any Affordable Housing community developed, acquired or purchased during this Annual Plan year. Moreover, AHA reserves the right to offer such site-based waiting lists as may support AHA's home ownership, project-based units, employment training, demonstration programs, economic self-sufficiency, or life-style self-sufficiency initiatives at selected communities

3. Yes No: May families be on more than one list simultaneously? If yes, how many lists? All lists as long as the family applies or applied when the list was open.

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

- PHA main administrative office (information only)
- 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)
 - Applicants may review AHA's web site (www.atlantahousing.org) for information on how to sign up and apply for affordable housing at any of AHA's affordable housing communities.
 - Information on AHA's all site-based waiting lists is available in selected publications of AHA available at AHA's corporate office and at each Affordable Housing community.
 - Applicants may obtain information on the site-based waiting lists from AHA's Affordable Apartment Homes Hotline at (404) 685-4343.

(3) Assignment

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

- One
- Two
- Three or More

- Applicants to site-based waiting lists are provided one offer of housing within the community. Applicants may apply to more than one community, if so desired.

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 affordable 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 affordable housing to families at or below 30% of median area income?

b. Transfer policies:

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

- Emergencies
- Overhoused
- Underhoused
- Medical justification
- Administrative reasons determined by the PHA (e.g., to permit modernization and revitalization work)

Resident choice: (state circumstances below)

Other: (list below)

- Mobility Impaired Residents

c. Preferences

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

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

Former Federal preferences:

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

Other preferences: (select below)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families

- Residents who live and/or work in the jurisdiction
- Those enrolled currently in an AHA approved educational, employment training, or upward mobility program.
- Household that contribute to meeting income goals (broad range of incomes)
- Household that contribute to meeting income requirements (targeting)
- Those previously enrolled in AHA -approved educational, employment training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)
 - AHAmay enact preferences designed to further AHA's community and supportiveservices, employment training, project -based financed communities, economic or life -style independence ,home ownership, and/or demonstration program initiatives.
 - Special initiatives for law -enforcement personnel.
 - Ranking preferences for elderly families in AHA's high -rise communities.
 - Ranking preferences in family communities for working families and/or families within a broad range of incomes.
 - Ranking preferences in high -rise communities for non -elderly families within a broad range of incomes.
 - AHAmay enact preferences for elderly, near elderly or disabled families in AHA's high -rise communities.
 - AHAmay enact preferences for residents affected by the possible conversion of affordable housing developments into Project -Based voucher assistance.
 - AHAmay enact preferences for residents relocated from Perry Homes , Harris Homes, Capitol Homes, and/or Carver Homes, or any other revitalized community, that may require relocation assistance to an off -site, Housing Choice replacement housing, and/or project -based housing development.
 - AHAmay enact preferences for residents and/or applicants who qualify for consideration to reside at selected project -based or specially financed community(ies) under a special demonstration program or initiative.

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 points system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

Date and Time

Former Federal preferences:

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

Highrentbur den

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
- 1 Applicants enrolled currently in an AHA -approved educational, employment training, or upward mobility program.
- 1 Household that contribute to meeting income goals (broad range of incomes)
- 1 Household that contribute to meeting income requirements (targeting)
- Those previously enrolled in AHA -approved educational, employment training, or upward mobility programs
- Victims of reprisals or hate crimes
- 1 Other preference(s) (list below)
 - AHAMayenact preferences designed to further AHA's community and support services, employment, economic or life -style independence, project-based units, homeownership, and/or demonstration program initiatives.
 - Special initiatives for law -enforcement personnel.
 - Ranking preference for elderly families in AHA's high -rise communities.
 - Ranking preferences in family communities for working families and/or families within a broad range of incomes.
 - Ranking preferences in high -rise communities for non -elderly families within a broad range of incomes.
 - AHAMayenact preferences for elderly, near elderly or disabled families in AHA's high -rise communities.
 - AHAMayenact preferences for residents affected by the possible conversion of affordable housing developments into Project -Based financial communities.
 - AHAMayenact preferences for residents relocated from Perry Homes and/or Carver Homes, or any other revitalized community, that may require relocation assistance to an off -site, Housing Choice replacement housing, and/or project -based housing development.
 - AHAMayenact preferences for residents and/or applicants who qualify for consideration to reside at selected project -based or specially financed community(ies) under a special demonstration program or initiative .

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers
- Not applicable: Generally, the pool of applicant families ensure that the PHA will meet income targeting requirement using its current local and ranking preferences.

(5) Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of affordable 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)
 - Lease Orientation Videos

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

- At an annual reexamination and lease renewal
- Anytime family composition changes
- At family request for revision
- Other (list)

(6) Deconcentration and Income

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.

c. If yes, list these developments as follows:

Deconcentration Policy for Covered Developments

Development Name	Number of Units	Explanation (if any) [see step 4 at 903.2(c)(1)(iv)]	Deconcentration policy (if no explanation) [see step 5 at 903.2(c)(1)(v)]
Jonesboro South	160	The Jonesboro South property is in a difficult location with several challenges. AHA will assess the property for long-term viability; determine any intended improvements of the neighborhood by the city of Atlanta; continuously monitor the waiting list; increase the property management of the site; focus on applicants screening and lease enforcement; and improve the supportive services available to residents.	N/A

Certification Regarding Exemption of Mixed -finance Communities from Deconcentration Rule

In accordance with the *Deconcentration of Poverty and Fair Housing in Program Admissions* Rule, 24 C.F.R. Part 903, Subpart A (the “Deconcentration Rule”), the undersigned certifies, to the best of her knowledge and belief, that:

1. The following eleven (11) communities (the “Communities”), are mixed -income, mixed-finance communities owned by third party development entities that include public housing units operated in accordance with a HUD -approved mixed-finance plan using HOPEVI or public housing funds awarded before the effective date of the Deconcentration Rule. Further, exemption from the Deconcentration Rule is necessary to honor existing contractual agreements and to be consistent with mixed finance plans, including provisions regarding the incomes of public housing residents to be admitted to the Communities, which have been developed in consultation with residents with right to live at the Communities and other interested parties (See 24 C.F.R. §903.2(b)(2)(v)):

- Ashley Courts at Cascade
- Ashley Terrace at West End
- Centennial Place
- Columbia Village
- Magnolia Park
- Summerdale Commons
- The Villages at Carver
- The Village at Castleberry Hill
- The Villages of East Lake Boulevard
- West Highlands at Heman E. Perry
- Collegetown at Harris Homes (Scheduled to close on July 30, 2003)

2. The Communities are each governed by “a HUD -approved mixed -finance plan ” and exemption from the Deconcentration Rule is necessary to honor existing contractual agreements and to be consistent with the mixed finance plans, including provisions regarding the incomes of public housing residents to be admitted to the Communities, which have been developed in consultation with residents with right to live at the Communities and other interested persons .(See 24 C.F.R. §903.2(b)(2)(v)).

3. Accordingly, the Communities are “not subject to deconcentration of poverty and income mixing requirements” of the Deconcentration Rule. (See 24 C.F.R. §903.2(b)(2)(v)).

The undersigned hereby certifies that all of the information stated herein, is true and accurate, to the best of the undersigned’s information and belief.

RENELEWIS GLOVER

Title:

Date:

B. Section 8

Exemptions: PHA 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)

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)
- The name and address of the current landlord is provided.

(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 affordable housing
- Federal moderate rehabilitation
- Federal Project-Based certificate program
- Other federal or local program (list below)
- Family Unification
 - Mainstream People with Disabilities
 - Welfare-to-Work
 - Project Based Vouchers
 - AHAD Disabled Relocation Family Demonstration Program

- HUDSection8opt -outs
- ROSSGrantHomeownershipGrantees

b. WheremayinterestedpersonsapplyforadmissiontoSection8tenant -based assistance?(selectallthatapply)

- AHAmainadministrativeoffice (onlywhenthewaitinglistisopen)
- Other(listbelow)
 - Duringtheopenwaitinglistperiod,severallocalagenciesservedas applicationdistributionsites.Applicationshowever,mustbereturnedviaU.S. mailtoAHA.

(3)SearchTime

a. Yes No:DoesthePHAgiveexte nsionsonstandard60 -dayperiodtosearch foranuit?

Ifyes,statecircumstancesbelow:

- AsofOctober20,1999,allfamiliesreceivingHousingChoiceVouchersare provided120daysforthehousingsearch.Additionally,theHousingChoice AdministrativePlanprovidescertaincircumstancesunderwhichtheperiod maybetolledorextened.

(4)AdmissionsPreferences

a. Incometargeting

Yes No:DoesthePHAplantoexceedthefederaltargetingrequirementsby targetingmorethan75%ofallnewadmissionstotheSection8 programtofamiliesatorbelow30%ofmedianareaincome?

b. Preferences

1. Yes No:HassthePHAestablishedpreferencesforadmissiontoSection8 tenant-basedassistance?(otherhanddateandtimeofapplication) (ifno,skiptosubcomponent **(5)SpecialpurposeSection8 assistanceprograms**)

2. WhichofthefollowingadmissionpreferencesdoesthePHAplantoemployinthe comingyear?(selectallthatapplyfr omeitherformerFederalpreferencesorother preferences)

FormerFederalpreferences

InvoluntaryDisplacement(Disaster,GovernmentAction,ActionofHousing Owner,Inaccessibility,PropertyDisposition)

- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in an AHA -approved educational, employment training, or upward mobility programs
- Household that contribute to meeting income goals (broad range of incomes)
- Household that contribute to meeting income requirements (targeting)
- Those previously enrolled in AHA -approved educational, employment training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)
 - Applicants who are existing affordable housing residents and who have been involuntarily displaced by government action, including the action of AHA.
 - Applicants who are disabled, on an affordable housing waiting list and in need of readily available disability/handicap accessible housing unit and who are selected to participate in an AHA initiative designed to meet this need.
 - Applicants who are eligible to receive Family Unification, Mainstream Persons with Disabilities, Welfare to Work or other special allocations of vouchers.
 - Applicants eligible to participate in and receive vouchers under AHA's Disabled Relocation Family Demonstration Program.
 - Applicants eligible to participate in AHA's Homeownership Program.
 - Residents affected by the possible conversion of affordable housing developments into Project -Based financing assisted developments.
 - Residents relocated from Perry Homes and/or Carver Homes, or any other revitalized community, that may require relocation assistance to an off -site, Housing Choice replacement housing, and/or project -based housing development.

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 points system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

Date and Time

Former Federal preferences

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

Other preferences (select all that apply)

- 2 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
- 2 Those enrolled currently in AHA -approved employment training, educational, or upward mobility programs
- 2 Households that contribute to meeting income goals (broad range of incomes)
- 2 Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- 2 Victims of reprisals or hate crimes
- 1 Other preference(s) (list below)
 - Residents affected by conversion of affordable housing developments into Project-Based financing assistance developments.
 - Applicants who are existing affordable housing residents and who have been involuntarily displaced by government action, including the action of AHA.
 - Applicants who are disabled, on an affordable housing waiting list, and in need of a readily available disability/handicap accessible housing unit.
 - Applicants who are eligible to receive Family Unification, Mainstream People with Disabilities, Welfare to Work or other special allocations of vouchers.
 - Applicants eligible to participate in and receive vouchers under AHA's Disabled Relocation Family Demonstration Program.
 - Applicants eligible to participate in AHA's Homeownership Program.
 - Residents relocated from Perry Homes and/or Carver Homes, or any other revitalized community, that may require relocation assistance to an off-site, Housing Choice replacement housing, and/or project-based housing development.

4. Among applicants on the waiting list with the 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 plan to employ preferences for "residents who live and/or work in the jurisdiction" (select one)

- 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)

- ThePHAappliespreferenceswithinincometiers
- Notapplicable:Generally,thepoolofapplicantfamiliesensuresthatthePHA willmeetincometargetingrequirements

(5) Special Purpose Section 8 Assistance Programs

a. In which documents or other reference materials are the policies governing eligibility, selection, and admission 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)
 - Preliminary application

b. How does the PHA announce the availability of any special -purpose Section 8 program to the public?

- Through published notices
- Other (list below)
 - Public service announcements
 - Newsletters
 - Outreach Activities

4. PHA Rent Determination Policies

[24CFR Part 903.79(d)]

A. Affordable housing

Exemptions: PHA that do not administer affordable 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 affordable 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 affordable housing. Income -based rents are set at the highest 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

Note: During AHA's fiscal year commencing 07/01/03, AHA, as a Moving to Work (MTW) PHA, will explore the feasibility of setting new minimum rent standards. The minimum rent standard as a Moving to Work Authority may remain the same or may be such higher amount as AHA may deem appropriate. The minimum rent standard policy will be further stated in AHA's first MTW Annual Plan. AHA reserves the right to increase or decrease the minimum rent standard as a MTW Authority, or as a high performing authority, based upon the best benefit of service provision to its clients.

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

3. If yes to question 2, list these policies below :

- The discretionary minimum rent hardship exemption policy is contained in the AHA Admissions and Continued Occupancy Policy.

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:

- AHA reserves the right to set rents at a fixed amount, flat rent, or reduced percentage of less than 30% of adjusted income, for: (1) hard to rent apartments based on unit size, location and/or amenities; and (2) apartments or communities participating in AHA's economic self-sufficiency or independence, employment, community and support services, home ownership, and/or demonstration program initiatives.

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

- For the earned income of a previously unemployed household member
 For increases in earned income
 Fixed amount (other than general rent -setting policy)
If yes, state amount/s and circumstances below:
 Fixed percentage (other than general rent -setting policy)

If yes, state percentage/s and circumstances below:

- For household heads
- For other family members
- For transportation expenses
- For the non-reimbursed medical expenses of non-disabled or non-elderly families
- Other (describe below)

e. Ceiling rents

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

- Yes for all developments
- Yes but only for some developments
- No

2. For which kinds of developments are ceiling rents in place? (select all that apply)

- 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)
 - Ceiling rents are used at AH mixed-income, mixed-financed communities because the communities are financed in part by the use of flow-income housing tax credits. All units financed with tax credits including the public housing assisted units are required to have ceiling rents.

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

- Market comparability study
- Fair market rents (FMR)
- 95th percentile rents
- 75 percent of operating costs
- 100 percent of operating costs for general occupancy (family) developments
- Operating costs plus debt service
- The "rental value" of the unit
- Other (list below)
 - Ceiling rents are established in accordance with Section 42 of the Internal Revenue Code of 1986 ("IRS"), as amended, because the public housing assisted units in the mixed-income, mixed finance communities are financed

in part by the use of flow-through income housing tax credits. Each mixed-income, mixed-finance community establishes ceiling rents according to Section 42.

f. Rent re-determinations:

1. Between income re-examinations, 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
- Anytime the family experiences an income increase
- Anytime a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)
- Other (list below)
 - Anytime the family experiences an income decrease.
 - Anytime AHA detects a significant variance in the amount of income reported by the resident to AHA and the amount of income reported by the resident to another governmental entity including, but not limited to, the IRS and the Department of Labor.

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?

- Note: Generally, AHA expects to implement individual savings accounts in furtherance of a special economic independence or life-style self-sufficiency initiative(s), working family initiative(s), home buyers initiative(s) or other special AHA demonstration program(s).

(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
- Survey of rents listed in local newspaper
- Survey of similar unassisted units in the neighborhood
- Other (list/describe below):
Market-based rent analysis completed by a real estate firm for AHA's affordable housing communities and flat rents established at the tax credit levels for the mixed-income, mixed-finance communities.

B. Section 8 Tenant -Based Assistance

Exemptions: PHA 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)

- AHA will use 110% of the published 50th percentile FMR in the Atlanta metropolitan area to aid low -income, very low -income, and extremely low -income families in assessing a broad range of housing opportunities. AHA will raise the FMR standard to such higher level(s) as may be authorized.

b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply)

- 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)

- 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)
 - AHA will use 110% of the published 50th percentile FMR in the Atlanta metropolitan area to aid low -income, very low -income, and extremely low -income families in assessing a broad range of housing opportunities. AHA expects to raise the FMR standard to such higher level(s) as may be authorized.

d. How often are repayment standards re-evaluated for adequacy? (select one)

- Annually
- Other (list below)
AHA will evaluate the payment standards annually or at such greater frequency as AHA may determine to be necessary to improve the delivery of its program.

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)
 - Reduction of the number of families served due to depletion of budgeted housing assistance funds.

(2) Minimum Rent

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

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

Note: During AHA's fiscal year commencing 07/01/03, AHA, as a Moving to Work (MTW) PHA, will explore the feasibility of setting new minimum rent standards. The minimum rent standard as a Moving to Work Authority may remain the same or may be such higher amount as AHA may deem appropriate. The minimum rent standard policy will be further stated in AHA's first MTW Annual Plan. AHA reserves the right to increase or decrease the minimum rent standard as a MTW Authority, or as a standard or high performing authority, based upon the best benefit of service provision to its clients.

b. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies? (if yes, list below)

- Information provided in the Section 8 Administrative Plan.

5. Operations and Management

[24CFR Part 903.79(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)

- 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.)

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

C. Management and Maintenance Policies

List the PHA's affordable housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of affordable 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) Affordable housing Maintenance and Management: (list below)

(2) Section 8 Management: (list below)

6. PHA Grievance Procedures

[24CFR Part 903.79(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. Affordable housing

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

If yes, list additions to federal requirements below:

2. Which PHA offices should residents or applicants to affordable housing contact to initiate the PHA grievance process? (select all that apply)

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

B. Section 8 Tenant-Based Assistance

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 offices should applicants or assisted families contact to initiate the informal review and informal hearing processes? (select all that apply)

- PHA main administrative office
- Other (list below)

7. Capital Improvement Needs

[24 CFR Part 903.79(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 affordable 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 Form HUD-52837.

Select one:

- The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan Attachment (state name) FFY 2003 Capital Fund Program Annual Statement

-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: FFY200 3-2007 Capital Fund Five -Year Action Plan (Rolling Plan))

-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 Affordable Housing Development and Revitalization Activities (Non -Capital Fund)

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

- 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)

Hope VI Revitalization Grants:

1. Development name: **Carver Homes** (Note that the new revitalized community was developed on the site of the demolished Carver Homes and is now known as the Villages at Carver)

2. Development (project) number: GA06URD006I198 -Revitalization Grant

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

1. Development name: **HarrisHomes**
2. Development (project) number: GA06URD006R199 –Revitalization Grant
3. Status of grant: (select the statement that best describes the current status)
- Revitalization Plan under development
 - Revitalization Plans submitted, pending approval
 - Revitalization Plan approved
 - Activities pursuant to an approved Revitalization Plan underway

1. Development name: **PerryHomes**
2. Development (project) number: GA06URD006I196 –Revitalization Grant
3. Status of grant: (select the statement that best describes the current status)
- Revitalization Plan under development
 - Revitalization Plans submitted, pending approval
 - Revitalization Plan approved
 - Activities pursuant to an approved Revitalization Plan underway

1. Development name: **Techwood/ClarkHowell** (Note that the new revitalized community was developed on the site of the demolished TechwoodClarkHowell and is now known as Centennial Place)
2. Development (project) number: GA06URD006I193 (All Phases) Revitalization Grant
3. Status of grant: (select the statement that best describes the current status)
- Revitalization Plan under development
 - Revitalization Plans submitted, pending approval
 - Revitalization Plan approved
 - Activities pursuant to an approved Revitalization Plan underway

1. Development name: **CapitolHomes**
2. Development (project) number: GA06P006003
3. Status of grant: (select the statement that best describes the current status)
- Revitalization Plan under development
 - Revitalization Plans submitted, pending approval
 - Revitalization Plan approved
 - Activities pursuant to an approved Revitalization Plan underway

HOPEVIDemolitionGrants:

1. Development name: **CarverHomes**
2. Development(project) number: GA06URD005I926 –Demolition Grant
3. Status of grant: Activities underway pursuant to an approved demolition application.

1. Development name: **HarrisHomes**
2. Development(project) number: GA06GURD006100
3. Status of grant: Activities underway pursuant to an approved demolition application.

1. Development name: **PerryHomes**
2. Development(project) number: GA06URD006D298 –Demolition Grant
3. Status of grant: Activities underway pursuant to an approved demolition application.

HOPEVIRelatedDevelopmentActivities :

1. Development name: **PerryElderlyMid -Rise**
(to be developed on the site of the demolished PerryHomes and to be known by the name ColumbiaHeritage at WestHighland s)
2. ACC number: To be determined
3. Status of grant: Part of an approved Revitalization Plan. Development contemplates Project -Based Housing Choice(HousingChoice) subsidy.

Non-HOPEVIDevelopmentActivities:

1. Development name: **ColumbiaC ommons**
2. ACC number: GA06P006092
3. Status of grant: Development proposal to be submitted.

1. Development name: **KimberlyCourts -PhaseIII**
(to be developed on the site of the demolished KimberlyCourts and to be known as Phase III Ashley Courts at Cascade)
2. ACC number: To be determined
3. Status of grant: Activities pursuant to an approved mixed -income, mixed-financed development proposal are underway.

Yes No: c) Does the PHA plan to apply for a HOPEVI Revitalization grant in the Plan year?

If yes, list development name/s below:

- Such other Affordable Housing community or communities as may satisfy the criteria of the HOPEVI Revitalization grant NOFA.

Yes No: d) Will the PHA be engaging in any mixed -financed development activities for affordable housing in the Plan year?

If yes, list development sor activities below:

Non-HOPEVI Initiatives:

- Columbia Commons
- Columbia High Point (Part of an approved HOPEVI Revitalization Plan)
- Kimberly Courts -Phase II
(developed on the site of the demolished Kimberly Courts and to be known as Phase II Ashley Courts at Cascade)
- Kimberly Courts -Phase III
(under development on the site of the demolished Kimberly Courts and to be known as Phase III Ashley Courts at Cascade)
- McDaniel Glen (exploring various financing alternatives, including HOPEVI)
- Perry Elderly Mid -Rise (part of an approved HOPEVI Revitalization Plan)
- Grady Homes (exploring various financing alternatives, including HOPEVI)
- University Homes (exploring various financing alternatives, including HOPEVI)
- Magnolia Park Neighborhood Revitalization Activities
- Additionally, AHA plan to participate in one or more additional off -site mixed -use and/or mixed -financed, mixed -income replacement housing developments, developments with non-ACC units, homeownership units, developments utilizing Project-Based Housing Choice vouchers, assisted living initiatives, and other affordable housing initiatives during the Plan year. The exact locations are yet to be determined.

Continuance with HOPEVI Communities:

- Capitol Homes
- Carver Homes
- Harris Homes

- PerryHomes
- PerryElderlyMid -Rise(partofanapprovedHOPEVI RevitalizationPlan)
- KimberlyCourtsPhases III(off -sitereplacementhousingfor Techwood/ClarkHowell)
- Additionally,AHApplanstoparticipateinoneormore additionaloff -sitemixed -financed,mixed -incomereplacement housingdevelopments,developmentswithnon -ACCunits, homeownershipunits,developmentutilizingProject -Based HousingChoicevoucher s,asistedlivinginitiatives,future HOPEVIopportunitiesasavailable, andotheraffordable housinginitiativesduringthePlanyear.Theexact site locationsareyettobedetermined.

Yes No:e)WillthePHAbeco nductinganyotheraffordablehousing developmentorreplacementactivitiesnotdiscussedinthecapital FundProgramAnnualStatement?
Ifyes,listdevelopmentsoractivitiesbelow:

ContinuancewithNon -HOPEVIInitiatives:

- ColumbiaCommons
- KimberlyCourts -PhaseII
(developedonthesiteofthedemolishedKimberlyCourts asPhaseIIIAshleyCourt satCascade)
- KimberlyCourts -PhaseIII
(underdevelopmentonthesiteofthedemolishedKimberly CourtsasPhaseIIIAshleyCourtsatCascade)
- McDanielGlen(exploringvariousfundingalternatives, includingHOPEVI)
- PerryElderlyMid -Rise(Partofan approvedHOPEVI RevitalizationPlan)
- GradyHomes(exploringvariousfinancingalternatives,
- UniversityHomes(exploringvariousfinancingalternatives
- MagnoliaParkNeighborhoodRevitalizationActivities
- Additionally,AHApplanstopa rticipateinoneormore additionaloff -sitemixed -financed,mixed -incomereplacement housingdevelopments,developmentswithnon -ACCunits, homeownershipunits,developmentutilizingProject -Based HousingChoice vouchers,assistedlivinginitiatives,an dother affordablehousinginitiativesduringthePlanyear.Theexact locationsareyettobedetermined.
- Also,AHAMayparticipateinoneormorespecialeconomicor life-styleself -sufficiencyinitiativesorspecialdemonstration initiativesatoneorm oreofAHA’sAffordableHousing

communities. The demarcation of the exact communities is yet to be determined.

Continuance with HOPE VI Communities:

- Capitol Homes
- Carver Homes
- Harris Homes
- Perry Homes
- AHA plan to participate in one or more off-site mixed - financed, mixed - income replacement housing developments, developments with non - ACC units, homeownership units, developments utilizing Project - Based Housing Choice vouchers, assisted living initiatives, future HOPE VI opportunities, and other affordable housing initiatives during the Plan year. The exact locations are yet to be determined.

8. Demolition and Disposition

[24CFR Part 903.79(h)]

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

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

2. Activity Description

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

AHADemolitionandDispositionActivityCharts

Demolition/DispositionActivityDescription
1a.Developmentname: CapitolHomes –Demolition (AllPhases) 1b.Development(project)number : GA06P006003
2.Activitytype:Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3.Applicationstatus(selectone) Approved <input checked="" type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input type="checkbox"/>
4.Dateapplication approved ,submitted,or plannedforsubmission : 03/12/02
5.Numberofunitsaffected:694 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity: 16/01/03 b.Projectendddateofactivity: 28/02/03
Demolition/DispositionActivityDescription
1a.Developmentname: CapitolHomes –Disposition (AllPhases) 1b.Development(project)number : GA06P006003
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>
4.Dateapplicationapproved,submitted,or planned for submission: (31/12/03)
5.Numberofunitsaffected: 0 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity: 31/12/03 b.Projectendddateofactivity: 08/10/06(AllPhases)
Demolition/DispositionActivityDescription
1a.Developmentname: CarverHomes –Disposition(AllPhases,includingpossiblelandswaps) 1b.Development(project)number : GA06P006006
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3.Applicationstatus(selectone) Approved <input checked="" type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input type="checkbox"/>
4.Dateapplication approved ,submitted,orplannedforsubmission:(23/06/00)
5.Numberofunitsaffected: 0 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity:21/07/02 b.Projectendddateofactivity:30/12/06(AllPhases)

Demolition/DispositionActivityDescription
1a. Development name: Central Warehouse(301 North Avenue) –Disposition 1b. Development (project) number : GA06P006025
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of a ction (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/0 6/04 b. Projected end date of activity: 30/06/0 5
Demolition/DispositionActivityDescription
1a. Development name: Central Warehouse(301 North Avenue) -Demolition 1b. Development (project) number : GA06P006025
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of a ction (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/ 06/05
Demolition/DispositionActivityDescription
1a. Development name: Facilities Maintenance Shop (743 McDaniel Street) –Demolition 1b. Development (project) number: GA06P006060 or GA06P006051
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of a ction (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 3 0/06/05

Demolition/DispositionActivityDescription
1a. Development name: Facilities Maintenance Shop (743 McDaniel Street) –Disposition 1b. Development (project) number: GA06P006060 or GA06P006051
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/06/05
Demolition/DispositionActivityDescription
1a. Development name: Facilities Maintenance Shop (568 Humphries Street) –Disposition 1b. Development (project) number: GA06P006016 or GA06P006051
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/06/05
Demolition/DispositionActivityDescription
1a. Development name: Fulton Street/ McDaniel Glenn Vacant Property –Disposition 1b. Development (project) number : GA06P006016
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development (attached to an ACC) <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/12/05

Demolition/DispositionActivityDescription	
1a.Developmentname: GilbertGardensAnnex –Disposition 1b.Development(project)number : GA06P006033	
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3.Applicationstatus(selectone) Approved <input checked="" type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input type="checkbox"/>	
4.Dateapplication approved ,submitted,orplannedforsubmission:(<u>14/06/96</u>)	
5.Numberofunitsaffected:0 6.Coverageofaction (selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment	
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity:3 0/01/03 b.Projectendddateofactivity:30/ 06/04	
Demolition/DispositionActivityDescription	
1a.Developmentname: GilbertGardens – Disposition 1b.Development(project)number : GA06P006033	
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>	
4.Dateapplicationapproved,submitted,or planned for submission: (<u>30/07/03</u>)	
5.Numberofunitsaffected:220 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment	
7.Timelineforactivity: a. Actualorprojectedstartdateofactivity: 01/04/03 b. Projectedendddateofactivity:30/ 12/04	
Demolition/DispositionActivityDescription	
1a.Developmentname: GradyHomes –Demolition 1b.Development(project)number : GA06P006004	
2.Activitytype:Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>	
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>	
4.Dateapplicationapproved ,submitted,or planned for submission: (<u>30/06/04</u>)	
5.Numberofunitsaffected:495 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment	
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity:3 0/12/04 b.Projectendddateofactivity:3 0/06/06	

Demolition/DispositionActivityDescription
1a. Development name: GradyHomes –Disposition(AllPhases) 1b. Development(project)number : GA06P006004
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 0 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/06/09
Demolition/DispositionActivityDescription
1a. Development name: HarrisHomes –Disposition(AllPhases) 1b. Development(project)number : GA06P006007
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted , or planned for submission : (<u>01/02/03</u>)
5. Number of units affected: 0 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 31/12/03 b. Projected end date of activity: 30/12/06(AllPhases)
Demolition/DispositionActivityDescription
1a. Development name: HerndonHomes –Disposition (SouthSide) 1b. Development(project)number : GA06P006005R2
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved , submitted, or planned for submission: (<u>16/08/00</u>)
5. Number of units affected: 0 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 31/12/03 b. Projected end date of activity: 30/06/04

Demolition/DispositionActivityDescription	
1a. Development name: JohnH opeModelBuilding –Demolition	
1b. Development(project)number : GA06P006	
2. Activity type: Demolition <input checked="" type="checkbox"/>	Disposition <input type="checkbox"/>
3. Application status (select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved , submitted, or planned for submission: (<u>30/01/04</u>)	
5. Number of units affected: 6	
6. Coverage of action (select one)	
<input type="checkbox"/> Part of the development	
<input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 3	0/01/04
b. Projected end date of activity: 30/06/04	
Demolition/DispositionActivityDescription	
1a. Development name: JohnHopeModelBuilding –Disposition	
1b. Development(project)number : GA06P006	
2. Activity type: Demolition <input type="checkbox"/>	Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved , submitted, or planned for submission: (<u>30/01/04</u>)	
5. Number of units affected: 6	
6. Coverage of action (select one)	
<input type="checkbox"/> Part of the development	
<input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 30/01/04	
b. Projected end date of activity: 30/06/04	
Demolition/DispositionActivityDescription	
1a. Development name: McDanielGlen –Disposition	
1b. Development(project)number : GA06P006016	
2. Activity type: Demolition <input type="checkbox"/>	Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved , submitted, or planned for submission: (<u>30/06/04</u>)	
5. Number of units affected: 306	
Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 30/0	6/04
b. Projected end date of activity: 30/06/08	

Demolition/Disposition Activity Description
1a. Development name: McDanielGlen –Demolition 1b. Development (project) number : GA06P006016
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 306 Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 3 0/06/04 b. Projected end date of activity: 30/06/06
Demolition/Disposition Activity Description
1a. Development name: Model Cities I –Demolition (Residential) 1b. Development (project) number : GA06P006040
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: All which require demolition 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/06/05
Demolition/Disposition Activity Description
1a. Development name: Model Cities I –Disposition (Residential) 1b. Development (project) number : GA06P006040
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (<u>30/06/04</u>)
5. Number of units affected: 3 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/06/04 b. Projected end date of activity: 30/06/05

Demolition/DispositionActivityDescription
1a.Developmentname: PerryHomes –Disposition (AllPhases) 1b.Development(project)number : GA06P006008
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3.Applicationstatus(selectone) Approved <input checked="" type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input type="checkbox"/>
4.Dateapplication approved , submitted,orplannedforsubmission: (01/02/01)
5.Numberofunitsaffected:0 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment
7.Timelineforactivity : a.Actualorprojectedstartdateofactivity:01/06/02 b.Projectendeddateofactivity:30/12/06
Demolition/DispositionActivityDescription
1a.Developmentname: ScatteredSites –Demolition(Residential) 1b.Development(project)number : GA06P006046
2.Activitytype:Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>
4.Dateapplicationapproved,submitted,or planned forsubmission:(30/06/04)
5.Numberofunitsaffected: Allwhichrequiredemolition 6.Coverageofaction(selectone) <input checked="" type="checkbox"/> Partofthedevelopment <input type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity:30/06/04 b.Projectendeddateofactivity:30/06/05
Demolition/DispositionActivityDescription
1a.Developmentname: ScatteredSites –Disposition(Residential) 1b.Development(project)number : GA06P006046
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>
4.Dateapplicationapproved,submitted,or planned forsubmission:(30/06/04)
5.Numberofunitsaffected:6 6.Coverageofaction(selectone) <input checked="" type="checkbox"/> Partofthedevelopment <input type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity:30/06/04 b.Projectendeddateofactivity:31/06/05

Demolition/Disposition Activity Description
1a. Development name: Techwood/ClarkHowellHomes – PhaseIV(ShelteringArms) - Disposition 1b. Development(project)number : GA06P006009
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved , submitted, or planned for submission: (06/04/03)
5. Number of units affected: 0 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 06/04/03 b. Projected end date of activity: 30/04/03
Demolition/Disposition Activity Description
1a. Development name: Techwood/ClarkHowellHomes –PhaseV(Homeownership and Cupola Building) -Disposition 1b. Development(project)number : GA06P006009
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (30/09/03)
5. Number of units affected: 0 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/ 10/03 b. Projected end date of activity: 30/ 10/06
Demolition/Disposition Activity Description
1a. Development name: Techwood/ClarkHowellHomes –PhaseIV(ShelteringArms) -Disposition 1b. Development(project)number : GA06P006009
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted , or planned for submission: (06/03/03)
5. Number of units affected: 0 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/05/ 03 b. Projected end date of activity: 30/05/03

Demolition/DispositionActivityDescription
1a.Developmentname: UniversityHomes –Disposition 1b.Development(project)number : GA06P006004
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>
4.Dateapplicationapproved ,submitted,or planned forsubmission: (30/06/04)
5.Numberofunitsaffected:500 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity: 30/06/04 b.Projectendddateofactivity:01/01/ 09
Demolition/DispositionActivityDescription
1a.Developmentname: UniversityHomes –Demolition 1b.Development(project)number : GA06P006004
2.Activitytype:Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>
4.Dateapplicationapproved ,submitted,or planned forsubmission: (30/06/04)
5.Numberofunitsaffected:500 6.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input checked="" type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity: 30/06/04 b.Projectendddateofactivity:01/01/0 6
Demolition/DispositionActivityDescription
1a.Developmentname: WaiteDrive –Demolition(Residential/CommunityCenter) 1b.Development(project)number : GA06P006038
2.Activitytype:Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input checked="" type="checkbox"/>
4.Dateapplicationapproved,submitted,or planned forsubmissi on:(30/0 6/04)
5.Numberofunitsaffected:1unit/1communitycenter 6.Coverageofaction(selectone) <input checked="" type="checkbox"/> Partofthedevelopment <input type="checkbox"/> Totaldevelopment
7.Timelineforactivity: a.Actualorprojectedstartdateofactivity:30/01/0 4 b.Projectendddateofactivity:30/06/0 7

Demolition/DispositionActivityDescription	
1a. Development name: Waites Drive –Disposition(Residential/CommunityCenter)	
1b. Development(project) number : GA06P006038	
2. Activity type: Demolition <input type="checkbox"/>	Disposition <input checked="" type="checkbox"/>
3. Application status(select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission:(30/0 6/04)	
5. Number of units affected: 1 unit/1 community center	
6. Coverage of action(select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 30/0 6/04	
b. Projected end date of activity: 30/06/0 5	
Demolition/DispositionActivityDescription	
1a. Development name: Wildwood Lakes –Demolition(Residential)	
1b. Development(project) number : GA06P006039	
2. Activity type: Demolition <input checked="" type="checkbox"/>	Disposition <input type="checkbox"/>
3. Application status(select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission:(30/0 6/04)	
5. Number of units affected: All which require demolition	
6. Coverage of action(select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 30/0 6/04	
b. Projected end date of activity: 30/06/0 6	
Demolition/DispositionActivityDescription	
1a. Development name: Wildwood Lakes –Disposition(Residential)	
1b. Development(project) number : GA06P006039	
2. Activity type: Demolition <input type="checkbox"/>	Disposition <input checked="" type="checkbox"/>
3. Application status(select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission:(30/0 6/04)	
5. Number of units affected: 5	
6. Coverage of action(select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 30/0 6/04	
b. Projected end date of activity: 30/06/0 6	

[Empty box]

9.Designationof Affordable HousingforOccupancybyElderly FamiliesorFamilieswithDisabilitiesorElderlyFamiliesandFamilies withDisabilities

[24CFRPart903.79(i)]

ExemptionsfromComponent9;Section8onlyPHAsarenotrequiredtocompletethissection.

1. Yes No: Has the PHA designated or applied for approval to designate or does the PHA plan to apply to designate any affordable 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

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

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

- Part of the development
- Total development

10. Conversion of Affordable Housing to Tenant -Based Assistance

AHA completed the required conversion assessment. A copy of the assessment is maintained as a Supporting Document to this Plan and an official copy is attached as a required attachment to this FFY 2002 Annual Plan. AHA reserves the right to update its conversion assessment and to actually voluntarily convert one or more of its Affordable Housing communities, should AHA deem it in its best interest to do so.

[24CFR Part 903.79(j)]

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

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

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

2. Activity Description

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

Conversion of Affordable Housing Activity Description
1a. Development name:
1b. Development (project) number:
2. What is the status of the required assessment? <input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)
4. Status of Conversion Plan (select the statement that best describes the current

status) <input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plans 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:) <input type="checkbox"/> Units addressed in a pending or approved HOPEVI demolition application (date submitted or approved:) <input type="checkbox"/> Units addressed in a pending or approved HOPEVI Revitalization Plan (date submitted or approved:) <input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent <input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units <input type="checkbox"/> Other: (describe below)

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

HUD has not mandated that AHA convert any of its affordable housing units/communities and, as of this date, AHA has not voluntarily converted any of its affordable housing units/communities.

AHA completed a required initial conversion assessment. The assessment has been provided to HUD's local Atlanta office and a copy is maintained as a Supporting Document to this Annual Plan. AHA reserves the right to update its conversion assessment and make adjustments as necessary to said assessment.

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

AHA completed the required initial conversion assessment. The assessment has been provided to HUD's local Atlanta office and a copy is maintained as a Supporting Document to this Annual Plan.

HUD has not mandated that AHA convert any of its affordable housing units/communities and, as of this date, AHA has not voluntarily converted any of its affordable housing units/communities.

11. Home Ownership Programs Administered by the PHA

[24CFR Part 903.79(k)]

A. Affordable Housing

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

1. Yes No: Does the PHA administer any home ownership programs administered by the PHA under an approved section 5(h) home ownership program (42 U.S.C. 1437c(h)), or an approved HOPEI program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any home ownership programs under section 5(h), the HOPEI program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z -4). (If "No", skip to component 11 B; 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
 Yes No: Has the PHA provided all required activity description information for this component in the **optional** Affordable Housing Asset Management Table? (If "yes", skip to component 12. If "No", complete the Activity Description table below.)

Affordable Housing Home Ownership Activity Description (Complete one for each development affected)
1a. Development name: 1b. Development (project) number:
2. Federal Program authority: <input type="checkbox"/> HOPEI <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 24CFR 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

[24CFR Part 903.79(1)]

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.

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

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

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)

Client referrals

- Information sharing regarding mutual clients (for rent determinations and otherwise)
- Coordinate the provision of specific social and self-sufficiency services and program 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

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)

- Affordable housing rent determination policies
- Affordable housing admissions policies
- Section 8 admissions policies
- Preference in admission to Section 8 for certain affordable 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 affordable housing homeownership option participation
- Preference/eligibility for Section 8 homeownership option participation
- Other policies (list below)

b. Economic and Social self-sufficiency programs

Yes No: Does the PHA coordinate, promote or provide any programs to enhance the economic and social self-sufficiency of residents? (If "yes", complete the following table; if "no" skip to sub-component 2, Family Self Sufficiency Programs. The position of the table may be altered to facilitate its use.)

Services and Programs				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office/ PHA main office/ other provider name)	Eligibility (affordable housing or Section 8 participants or both)

(2) Family Self Sufficiency program/s

a. Participation Description

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants (start of FY 2000 Estimate)	Actual Number of Participants (As of: DD/MM/YY)
Affordable housing		
Section 8		

- b. Yes No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plan to take to achieve at least the minimum program size?
If no, list steps the PHA will take below:

C. Welfare Benefit Reductions

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)

- Adopting appropriate changes to the PHA's affordable 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

AHA's residents are not currently participating with the Community Service requirement in response Section 432 of The Department of Veteran Affairs and Housing and Urban

Development, and Independent Agencies Appropriation Act of 2002, which says no funds made available by that Act may be used to implement or enforce the Community Service requirement.

13. PHA Safety and Crime Prevention Measures

[24CFR Part 903.79(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 affordable housing residents

1. Describe the need for measures to ensure the safety of affordable housing residents (select all that apply)

- 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 area 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 level of violent and/or drug-related crime
- Other (describe below)

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

- Safety and security survey of residents
- Analysis of crime statistics over time for crimes committed "in and around" affordable 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 anti-crime/anti-drug programs
- Other (describe below)

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

B. Crime and Drug Prevention activities the PHA has undertaken or plan to undertake in the next PHA fiscal year

1. List the crime prevention activities the PHA has undertaken or plan to undertake: (select all that apply)

- Contracting without side and/or resident organizations for the provision of crime and/or drug -prevention activities
- Crime Prevention Through Environmental Design
- Activities targeted to at -risky 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 evictions 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)

D. Additional information as required by PHDEP/PHDEP Plan

PHA eligible for FY2000 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

PHDEP has been eliminated for the next fiscal year budget and therefore, no additional information is required to be submitted by AHA, for the FFY2002 Annual Plan, under this paragraph.

- 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 FY2000 in this PHA Plan?
- Yes No: This PHDEP Plan is an Attachment.()

14. RESERVED FOR PET POLICY

[24CFR Part 903.79(n)]

AHA has met the requirements as stated in 24 C.F.R. Part 903.11 and PIH Notice 2000 - 43. The Pet Policy is available as a supporting document to this Annual Plan 2003. 3.

15. Civil Rights Certifications

[24CFRPart903.79(o)]

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

16. Fiscal Audit

[24CFRPart903.79(p)]

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

17. PHA Asset Management

[24CFRPart903.79(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 affordable 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?
2. What types of asset management activities will the PHA undertake? (select all that apply)
 - Not applicable
 - Private management
 - Development-based accounting
 - Comprehensive stock assessment

Other:(listbelow)

3. Yes No: Has the PHA included descriptions of asset management activities in the **optional** Affordable housing Asset Management Table?

18. Other Information

[24CFR Part 903.79(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 (Filename) Protocol: Membership of the Resident Advisory Boards and Comments

Provided below:

3. In what manner did the PHA address those comments? (select all that apply)

Considered comments, but determined that no changes to the PHA Plan were necessary.

The PHA changed portions of the PHA Plan in response to comments
List changes below:

Other:(listbelow)

- Through numerous consultation sessions with the Resident Advisory Boards, AHA considered and evaluated Resident Advisory Board members' comments and to the extent consistent with the direction of AHA, incorporate those comments within the Plan during the planning process.

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

a. Nomination of candidates for place on the ballot: (select all that apply)

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)

- 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)

- All adult recipients of PHA assistance (affordable 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 Atlanta, Georgia

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)
 - AHA works closely with the City of Atlanta to develop affordable housing options and opportunities for City of Atlanta residents and other members of the public interested in affordable housing. During the 2000 -2004 Consolidated Plan planning process, AHA worked with the City of Atlanta and other community based organizations, developing affordable housing strategies to assist low -income, very low -income, and extremely low -income families within the City of Atlanta and the metropolitan area. AHA will continue to provide affordable housing opportunities within this jurisdiction.

Other:(listbelow)

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

- The City of Atlanta, Georgia's 2000 -2004 Consolidated Plans support the AHA Agency Plan by taking actions and making commitments to create and maintain affordable housing conditions for extremely low, very low, and low income individuals and families. Specifically, the Consolidated Plan addresses the goals and objectives of AHA to: 1) improve existing housing stock; 2) increase affordable housing opportunities; 3) support neighborhood preservation and development; and 4) support other affordable housing initiatives.

D. Other Information Required by HUD

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

Incorporation of the Amended and Restated Five -Year Plan for Federal Fiscal Years 2000-2004

AHA hereby incorporates by reference its Restated Five -Year Agency Plans submitted to HUD on April 13, 2002 for Fiscal Years 2000 -2004, as amended, as if the same were set forth in its entirety herein.

AHA Amended and Restated Five -Year Plan for Federal Fiscal Years 2000 -2004

AHA may make changes to the Amended and Restated Five -Year Plan without completing the entire Plan document and without a public hearing or resident consultation, provided that such changes do not constitute a "substantial deviation" or "significant amendment or modification", as hereinafter defined. A "substantial deviation" or "significant amendment or modification" to the Amended and Restated Five -Year Agency Plan is defined as changes, modifications, or amendments to the Amended and Restated Five -Year Plan that materially and significantly modify AHA's goals listed in Section B of the Amended and Restated Five -Year Plan. A change in AHA's objectives or strategies in reaching those goals will not be considered a "substantial deviation" or "significant amendment or modification."

AHA Annual Plan for Federal Fiscal Year 200 3

AHA may make changes to AHA's Annual Plan for Federal Fiscal Year 200 3 without completing the entire Plan document and without a public hearing or resident consultation provided that such changes do not constitute a "substantial deviation" or "significant amendment or modification", as hereinafter defined. A "substantial deviation" or "significant amendment or modification" to the FFY 200 3 Annual Plan is defined as changes that will result in a "substantial deviation" or "significant amendment or

modification”totheAmendedandRestatedFive -YearAgencyPlan(asthose terms are defined in the paragraph above). Notwithstanding the foregoing, AHA may, from time to time, make changes in the Annual Plan and any attachments thereto, in order to maximize the flexibility provided for in the regulations of the programs administered by AHA and included in the FFY2002 Annual Plan and such changes shall not be considered a “substantial deviation” or a “significant amendment or modification.” Specifically, AHA anticipates that it may need to make changes to its Physical Needs Assessment and/or Management Needs Assessment and/or Capital Fund plans and expenditures from time to time, and such changes shall not be deemed to be a “substantial deviation or a “significant amendment or modification” to the FFY2003 Annual Plan.

Increasing Public Participation

AHA has consistently included AHA residents, participants, and members of the general public in the planning and implementation of the Agency Plans. Inclusion of residents and participants occurred through the formation of three resident advisory boards. AHA’s efforts to encourage public participation include, but are not limited to:

- Mailing to each affordable housing head of household.
- Mailing to each Housing Choice (formerly known as “Section 8”) head of household.
- Postings of the Public Hearing notice at each affordable housing community.
- Posting of a notice announcing the Public Hearing at the main offices of the AHA.
- Copies of such notices were provided to the Housing Choice Family Self-Sufficiency Program.
- Copies of such notices were provided to the numerous AHA sponsored self-sufficiency programs.
- Conducting the Public Hearing at a centralized location.

Annual Statement/Performance and Evaluation Report

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

PH Name	Grant Type and Number	Federal FY of Grant:
The Housing Authority of the City of Atlanta, Georgia	Capital Fund Program Grant No: GA06P006501-03	2003
	Replacement Housing Factor Grant No:	

<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input type="checkbox"/> Revised Annual Statement/Revision Number (_____)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations	\$0.00			
3	1408 Management Improvements Soft Costs	\$2,967,519.00			
	Management Improvements Hard Costs	\$0.00			
4	1410 Administration	\$1,483,759.00			
5	1411 Audit	\$0.00			
6	1415 Liquidated Damages	\$0.00			
7	1430 Fees and Costs	\$1,033,442.00			
8	1440 Site Acquisition	\$0.00			
9	1450 Site Improvement	\$907,335.00			
10	1460 Dwelling Structures	\$7,838,395.00			
11	1465.1 Dwelling Equipment-Nonexpendable	\$0.00			
12	1470 Nondwelling Structure	\$357,398.00			
13	1475 Nondwelling Equipment	\$249,748.00			
14	1485 Demolition	\$0.00			
15	1490 Replacement Reserve	\$0.00			
16	1492 Moving to Work Demonstration	\$0.00			
17	1495.1 Relocation Costs	\$0.00			
18	1499 Development Activities	\$0.00			
19	1502 Contingency	\$0.00			
20	Amount of Annual Grant (Sum of lines 2-19)	\$14,837,596.00	\$0.00	\$0.00	\$0.00
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-Soft Costs	\$1,476,324.77			
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

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PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development General Description of Major Work
 Number Name/HA- Categories
 Wide
 Activities

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

GA6-004 Grady Homes

Development Number	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	
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$53,430.00				
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$86,120.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$12,918.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Dwelling Structures: Vacancy Preparation	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$8,612.00				

GA6-010 University Homes

	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$43,060.00				
	Dwelling Structures: HQS	1460		\$25,836.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Vacancy Preparation	1460		\$86,120.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$344,481.00				

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PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development General Description of Major Work
 Number Categories

Name/HA-
 Wide
 Activities

GA6-011 Antoinette Graves

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work

Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work

Dwelling Structures: Extraordinary Maintenance

Dwelling Structures: HQS

Dwelling Structures: Interior Improvements and Associated Work

Dwelling Structures: Vacancy Preparation

Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work

Non-dwelling Equipment: Office furniture and equipment for community room and common areas/heavy equipment used in maintenance and delivery of building services

GA6-012 Bowen Homes

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work

Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work

Dwelling Structures: Extraordinary Maintenance

Dwelling Structures: HQS

Dwelling Structures: Interior Improvements and Associated Work

Dwelling Structures: Vacancy Preparation

Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Dev. Quantity Total Estimated Cost
 Acct No.

Original Revised

Federal FY of Grant: 2003

Total Actual Cost

Funds Obligated

Funds Expended

Status of Work

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PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development General Description of Major Work
 Number Name/HA- Wide
 Categories Activities

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

GA6-013 John O. Chiles

Dev. Acct No.	Quantity	Total Estimated Cost
		Original Revised
1450		\$21,530.00
1460		\$12,918.00
1460		\$8,612.00
1460		\$12,918.00
1460		\$21,530.00
1460		\$17,224.00
1460		\$258,361.00
1475		\$4,306.00

GA6-014 Palmer House

1450		\$8,612.00
1460		\$43,060.00
1460		\$12,918.00
1460		\$12,918.00
1460		\$43,060.00
1460		\$17,224.00
1460		\$172,240.00

Total Actual Cost
 Funds Obligated Funds Expended Status of Work

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PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development General Description of Major Work
 Number Name/HA- Categories
 Wide
 Activities

Grant Type and Number

Capital Fund Program GrantNo: **GA06P00650103**
 Replacement Housing Factor GrantNo:

Federal FY of Grant: 2003

GA6-016 McDaniel Glenn

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 ADA/504 Compliance - Dwelling Units
 Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

Dev. Acct No.	Quantity	Total Estimated Cost
		Original Revised
1450		\$43,060.00
1460		\$12,918.00
1460		\$21,530.00
1460		\$21,530.00
1460		\$23,252.00
1460		\$4,306.00
1460		\$74,925.00
1460		\$12,918.00

Total Actual Cost
 Funds Obligated Funds Expended

Status of Work

GA6-017 Thomasville Heights

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work
 Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services

1450		\$43,060.00
1460		\$8,612.00
1460		\$21,530.00
1460		\$18,085.00
1460		\$64,590.00
1460		\$60,284.00
1460		\$12,918.00
1475		\$43,060.00

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PHAName:

Grant Type and Number

Federal FY of Grant: 2003

The Housing Authority of the City of Atlanta, Georgia

Capital Fund Program Grant No: **GA06P00650103**

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	
GA6-020 Hollywood Court								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$12,918.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$12,918.00				
	Dwelling Structures: HQS	1460		\$11,196.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$64,590.00				
	Dwelling Structures: Vacancy Preparation	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$8,612.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$8,612.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$8,612.00				
GA6-023 Englewood Manor								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$21,530.00				
	Dwelling Structures: HQS	1460		\$17,224.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$86,120.00				
	Dwelling Structures: Vacancy Preparation	1460		\$55,978.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$21,530.00				

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Development General Description of Major Work
 Number Categories
 Name/HA-
 Wide
 Activities

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

GA6-024U -Rescue Villa

Dev. Acct No.	Quantity	Total Estimated Cost	Total Actual Cost	Status of Work
		Original	Revised	
1450		\$12,918.00		
1460		\$21,530.00		
1460		\$8,612.00		
1460		\$4,306.00		
1460		\$21,530.00		
1460		\$12,918.00		
1460		\$8,612.00		
1470		\$12,918.00		

GA6-025 Georgia Avenue

1460		\$21,530.00		
1460		\$21,530.00		
1460		\$8,612.00		
1460		\$4,306.00		
1460		\$43,060.00		
1460		\$11,196.00		
1470		\$12,918.00		

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Development General Description of Major Work
 Number Name/HA- Categories
 Wide
 Activities

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: 2003

GA6-026 Graves Annex

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work
 Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work
 Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services

1450
 1460
 1460
 1460
 1460
 1460
 1460
 1460
 1470
 1475

Dev. Quantity Total Estimated Cost
 Acct No. Original Revised

\$8,612.00
 \$17,224.00
 \$4,306.00
 \$5,167.00
 \$17,224.00
 \$6,890.00
 \$21,530.00
 \$8,612.00
 \$4,306.00

Total Actual Cost
 Funds Obligated Funds Expended

Status of Work

GA6-027 Roosevelt House

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

1450
 1460
 1460
 1460
 1460
 1460

\$12,918.00
 \$129,180.00
 \$12,918.00
 \$12,918.00
 \$43,060.00
 \$17,224.00
 \$21,530.00

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PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development General Description of Major Work
 Number Categories

Name/HA-
 Wide
 Activities

GA6-028 Bankhead Courts

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work

Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work

Dwelling Structures: Extraordinary Maintenance

Dwelling Structures: HQS

Dwelling Structures: Interior Improvements and Associated Work

Dwelling Structures: Vacancy Preparation

Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services

GA6-029 Leila Valley

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work

Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work

Dwelling Structures: Extraordinary Maintenance

Dwelling Structures: HQS

Dwelling Structures: Interior Improvements and Associated Work

Dwelling Structures: Vacancy Preparation

Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**

Replacement Housing Factor Grant No:

Dev. Quantity Total Estimated Cost
 Acct No.

Original Revised

Federal FY of Grant: **2003**

Total Actual Cost

Funds Obligated

Funds Expended

Status of Work

1450 \$21,530.00

1460 \$86,120.00

1460 \$21,530.00

1460 \$20,669.00

1460 \$64,590.00

1460 \$67,174.00

1460 \$12,918.00

1475 \$8,612.00

1450 \$21,530.00

1460 \$12,918.00

1460 \$21,530.00

1460 \$6,459.00

1460 \$43,060.00

1460 \$21,530.00

1460 \$4,306.00

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Grant Type and Number

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Capital Fund Program Grant No: **GA06P00650103**

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	
GA6-030 East Lake High Rise								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$25,000.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$10,000.00				
	Dwelling Structures: HQS	1460		\$15,000.00				
	Dwelling Structures: Vacancy Preparation	1460		\$15,750.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$10,000.00				
GA6-031 Jonesboro South								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$8,612.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$12,918.00				
	Dwelling Structures: HQS	1460		\$8,612.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$64,590.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$4,306.00				

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 Number Name/HA- Wide
 Categories Activities

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: 2003

GA6-032 Jonesboro North

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work
 Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work

1450

\$12,918.00

1460

\$12,918.00

1460

\$21,530.00

1460

\$5,167.00

1460

\$43,060.00

1460

\$17,224.00

1460

\$12,918.00

1470

\$21,530.00

GA6-037 Herndon Homes

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work
 Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work
 Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services

1450

\$215,300.00

1460

\$86,120.00

1460

\$21,530.00

1460

\$14,640.00

1460

\$86,120.00

1460

\$49,088.00

1460

\$21,530.00

1470

\$21,530.00

1475

\$12,918.00

Total Estimated Cost
 Original Revised
 Total Actual Cost
 Funds Obligated Funds Expended Status of Work

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 Number Name/HA- Wide
 Activities
 Categories

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: 2003

GA6-043 Juniper -10th

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work
 Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work
 Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services

Dev. Acct No.	Quantity	Total Estimated Cost
		Original Revised
1450		\$8,612.00
1460		\$21,530.00
1460		\$12,918.00
1460		\$7,751.00
1460		\$43,060.00
1460		\$20,669.00
1460		\$43,060.00
1470		\$12,918.00
1475		\$21,530.00

Total Actual Cost		Status of Work
Funds Obligated	Funds Expended	

GA6-044 Westminster

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

Dev. Acct No.	Quantity	Total Estimated Cost
		Original Revised
1450		\$2,153.00
1460		\$4,306.00
1460		\$2,153.00
1460		\$2,584.00
1460		\$4,306.00
1460		\$3,875.00
1460		\$2,153.00

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Development General Description of Major Work
 Number Name/HA- Wide
 Categories Activities

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: 2003

GA6-045 Peachtree Road

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

GA6-047 Cheshire Bridge Road

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work
 Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work
 Dwelling Structures: Extraordinary Maintenance
 Dwelling Structures: HQS
 Dwelling Structures: Interior Improvements and Associated Work
 Dwelling Structures: Vacancy Preparation
 Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work

Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
		Original	Revised	Funds Obligated	Funds Expended	
1450		\$8,612.00				
1460		\$21,530.00				
1460		\$12,918.00				
1460		\$10,334.00				
1460		\$21,530.00				
1460		\$27,558.00				
1460		\$21,530.00				
1450		\$8,612.00				
1460		\$215,300.00				
1460		\$12,918.00				
1460		\$8,612.00				
1460		\$21,530.00				
1460		\$10,765.00				
1460		\$43,060.00				

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Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**

Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

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	
GA6-048 Piedmont Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$172,240.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$12,918.00				
	Dwelling Structures: HQS	1460		\$10,334.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Vacancy Preparation	1460		\$27,558.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$12,918.00				
GA6-052 Marian Apartments								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$64,590.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$12,918.00				
	Dwelling Structures: HQS	1460		\$12,918.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Vacancy Preparation	1460		\$17,224.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				

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PHAName:

Grant Type and Number

Federal FY of Grant: 2003

The Housing Authority of the City of Atlanta, Georgia

Capital Fund Program Grant No: **GA06P00650103**

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	
GA6-053 Hightower Manor								
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures : Extraordinary Maintenance	1460		\$8,612.00				
	Dwelling Structures: HQS	1460		\$6,545.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Dwelling Structures: Vacancy Preparation	1460		\$9,043.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$4,306.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$4,306.00				
GA6-054 Barge Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$86,120.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$6,459.00				
	Dwelling Structures : HQS	1460		\$6,717.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Dwelling Structures: Vacancy Preparation	1460		\$9,043.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				

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

PHAName:

The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**

Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

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	
GA6-056 Martin Street Plaza								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$21,530.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$8,612.00				
	Dwelling Structures: HQS	1460		\$3,445.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Dwelling Structures: Vacancy Preparation	1460		\$10,334.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$4,306.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$8,612.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$4,306.00				
GA6-058 Marietta Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$4,306.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$64,590.00				
	Dwelling Structures: Extraordinary Maintenance	1460		\$12,918.00				
	Dwelling Structures: HQS	1460		\$6,717.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Dwelling Structures: Vacancy Preparation	1460		\$9,043.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$43,060.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00				

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

PHAName:		GrantTypeandNumber		FederalFYofGrant: 2003				
TheHousingAuthorityoftheCityofAtlanta,Georgia		CapitalFundProgramGrantNo: GA06P00650103						
Development GeneralDescriptionofMajorWork		ReplacementHousingFactorGrantNo:		TotalEstimatedCost		TotalActualCost		
Number	Categories	Dev. AcctNo.	Quantity	Original	Revised	FundsObligated	FundsExpended	StatusofWork
Name/HA-Wide Activities								
GA6-060EastlakeHighrise								
	SiteImprovements:Sewer/StormDrains,Landsc apingandErosion Control,Lighting,ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	1450		\$4,306.00				
	BuildingEnvelop:Windows,Roofs,EntranceDoors,TuckPointing andAssociatedWork	1460		\$86,120.00				
	DwellingStructures:Extraordinar yMaintenance	1460		\$12,918.00				
	DwellingStructures:HQS	1460		\$7,751.00				
	DwellingStructures:VacancyPreparation	1460		\$8,612.00				
	MajorSystems:HVAC,Plumbing,Electrical,MechanicalSystems andassociatedwork	1460		\$43,060.00				
	Non-dwellingStructures:M anagement/Maintenance/Community Facilities,PublicRestRooms,CommunityKitchensand AssociatedWork	1470		\$4,306.00				
GA6-064CosbySpearTowers								
	SiteImprovements:Sewer/StormDrains,LandscapingandErosion Control,Lighting,Pa rkingLot,RecreationArea,PublicSpaceand AssociatedWork	1450		\$1,792,985.00				
	BuildingEnvelop:Windows,Roofs,EntranceDoors,TuckPointing andAssociatedWork	1460		\$21,530.00				
	DwellingStructures:ExtraordinaryMaintenance	1460		\$12,918.00				
	DwellingStructures:HQS	1460		\$14,468.00				
	DwellingStructures:InteriorImprovementsandAssociatedWork	1460		\$86,120.00				
	DwellingStructures:VacancyPreparation	1460		\$30,142.00				
	MajorSystems:HVAC,Plumbing,Electrical,MechanicalSystems andassociatedwork	1460		\$21,530.00				
	Non-dwellingStructures:Management/Maintenance/Community Facilities,PublicRestRooms,CommunityKitchensand AssociatedWork	1470		\$172,240.00				

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

PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development General Description of Major Work
 Number Categories

Name/HA-
 Wide
 Activities

GA6-066 M.L. King

Site Improvements: Sewer/Storm Drains, Landscaping and Erosion
 Control, Lighting, Parking Lot, Recreation Area, Public Space and
 Associated Work

Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing
 and Associated Work

Dwelling Structures: Extraordinary Maintenance

Dwelling Structures: HQS

Dwelling Structures: Interior Improvements and Associated Work

Dwelling Structures: Vacancy Preparation

Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems
 and associated work

GA6-999 Authority Wide

MIP: Administrative and Technological Improvements

MIP: Resident Services

MIP: Security Costs

Administration Costs

Fees and Costs: Consultant

Non-dwelling Equipment: Computer Hardware

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**

Replacement Housing Factor Grant No:

Dev. Quantity Total Estimated Cost
 Acct No.

Original Revised

Federal FY of Grant: 2003

Total Actual Cost

Funds Obligated Funds Expended

Status of Work

1450 \$12,918.00

1460 \$109,373.00

1460 \$8,612.00

1460 \$7,751.00

1460 \$21,530.00

1460 \$20,669.00

1460 \$43,060.00

1408 \$1,167,799.00

1408 \$323,395.00

1408 \$1,476,325.00

1410 \$1,305,752.00

1430 \$1,033,442.00

1475 \$81,814.00

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

PHAName:

The Housing Authority of the City of Atlanta, Georgia

Development Number Name/HA-Wide Activities
 General Description of Major Work Categories

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**

Replacement Housing Factor Grant No:

Dev. Acct No. Quantity

Total Estimated Cost

Original Revised

Federal FY of Grant: **2003**
 Federal FY of Grant: **2003**

Total Actual Cost

Funds Obligated

Funds Expended

Status of Work

Grand Total

\$14,837,596.00

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor
Part III: Implementation Schedule

PHAName: **The Housing Authority of the City of Atlanta, Georgia**

Grant Type and Number
 Capital Fund Program Grant No: **GA06P00650103**
 Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

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	
GA6-004 Grady Homes	7/1/05			7/1/07			
GA6-010 University Homes	7/1/05			7/1/07			
GA6-011 Antoine Graves	7/1/05			7/1/07			
GA6-012 Bowen Homes	7/1/05			7/1/07			
GA6-013 John O. Chiles	7/1/05			7/1/07			
GA6-014 Palmer House	7/1/05			7/1/07			
GA6-016 McDaniel Glenn	7/1/05			7/1/07			
GA6-017 Thomasville Heights	7/1/05			7/1/07			
GA6-020 Hollywood Court	7/1/05			7/1/07			
GA6-023 Englewood Manor	7/1/05			7/1/07			
GA6-024 U -Rescue Villa	7/1/05			7/1/07			
GA6-025 Georgia Avenue	7/1/05			7/1/07			
GA6-026 Graves Annex	7/1/05			7/1/07			
GA6-027 Roosevelt House	7/1/05			7/1/07			
GA6-028 Bankhead Courts	7/1/05			7/1/07			
GA6-029 Leila Valley	7/1/05			7/1/07			
GA6-030 East Lake High Rise	7/1/05			7/1/07			
GA6-031 Jonesboro South	7/1/05			7/1/07			
GA6-032 Jonesboro North	7/1/05			7/1/07			
GA6-037 Herndon Homes	7/1/05			7/1/07			
GA6-043 Juniper -10th	7/1/05			7/1/07			
GA6-044 Westminster	7/1/05			7/1/07			
GA6-045 Peachtree Road	7/1/05			7/1/07			
GA6-047 Cheshire Bridge Road	7/1/05			7/1/07			
GA6-048 Piedmont Road	7/1/05			7/1/07			
GA6-052 Marian Apartments	7/1/05			7/1/07			

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor
Part III: Implementation Schedule

PHAName:

The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number

Capital Fund Program Grant No: **GA06P00650103**

Replacement Housing Factor Grant No:

Federal FY of Grant: **2003**

Development Number
Name/HA-Wide
Activities

All Funds Obligated
(Quarter Ending Date)

All Funds Expended
(Quarter Ending Date)

Reasons for Revised Target Dates

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	
GA6-053 Hightower Manor	7/1/05			7/1/07			
GA6-054 Barge Road	7/1/05			7/1/07			
GA6-056 Martin Street Plaza	7/1/05			7/1/07			
GA6-058 Marietta Road	7/1/05			7/1/07			
GA6-060 Eastlake Highrise	7/1/05			7/1/07			
GA6-064 Cosby Spear Towers	7/1/05			7/1/07			
GA6-066 M.L.King	7/1/05			7/1/07			
GA6-999 Authority Wide	7/1/05			7/1/07			

Annual Statement/Performance and Evaluation Report

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

PHAName		Grant Type and Number		Federal FY of Grant:	
The Housing Authority of the City of Atlanta, Georgia		Capital Fund Program Grant No:		2003	
		Replacement Housing Factor Grant No:		TBD(GA06R006501-03?)	

<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input type="checkbox"/> Revised Annual Statement/Revision Number (_____)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs				
	Management Improvements Hard Costs				
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 Structure				
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	\$8,321,000.00			-
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$8,321,000.00		-	-
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-Soft Costs				
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

**Annual Statement/Performance and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

Part II: Supporting Pages

PHA Name: The Housing Authority of the City of Atlanta, Georgia
Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant **GA06R006501-03**
Federal FY of Grant: 2003

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	
GA6-004	204 Grady Homes							
	Development Activities	1499		7,488,900.00	7,488,900.00			
GA6-341	341 Finance							
	Development Activities	1499		832,100.00	832,100.00			
Grand Total				8,321,000.00	8,321,000.00			

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

PHAName:
The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No:
 Replacement Housing Factor Grant No: **GA06R006501-03**

Federal FY of Grant: 2003

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	
GA6-004 204 Grady Homes	6/30/2005			6/30/2007			
GA6-341 341 Finance	6/30/2005			6/30/2007			

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

PHAName The Housing Authority of the City of Atlanta, Georgia	Grant Type and Number Capital Fund Program Grant No: GA06P00650103 Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
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<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input type="checkbox"/> Revised Annual Statement/Revision Number (____)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations	\$2,336,148.60			
3	1408 Management Improvements Soft Costs	\$2,336,148.60			
	Management Improvements Hard Costs				
4	1410 Administration	\$1,168,074.30			
5	1411 Audit	\$0.00			
6	1415 Liquidated Damages	\$0.00			
7	1430 Fees and Costs	\$1,033,442.00			
8	1440 Site Acquisition	\$0.00			
9	1450 Site Improvement	\$907,335.00			
10	1460 Dwelling Structures	\$3,292,448.50			
11	1465.1 Dwelling Equipment-Nonexpendable	\$0.00			
12	1470 Nondwelling Structure	\$357,398.00			
13	1475 Nondwelling Equipment	\$249,748.00			
14	1485 Demolition	\$0.00			
15	1490 Replacement Reserve	\$0.00			
16	1492 Moving to Work Demonstration	\$0.00			
17	1495.1 Relocation Costs	\$0.00			
18	1499 Development Activities	\$0.00			
19	1502 Contingency	\$0.00			
20	Amount of Annual Grant (Sum of lines 2-19)	\$11,680,743.00	\$0.00	\$0.00	\$0.00
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-Soft Costs	\$1,476,324.77			
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

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

PHAName:		Grant Type and Number		Federal FY of Grant: 2003				
The Housing Authority of the City of Atlanta, Georgia		Capital Fund Program Grant No: GA06P006501-03						
Development General Description of Major Work		Replacement Housing Factor Grant No:				Total Actual Cost		
Number	Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Funds Obligated	Funds Expended	Status of Work
Name/HA-Wide Activities				Original	Revised			
GA6-004 Grady Homes								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$139,550.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$55,978.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$8,612.00				
GA6-010 University Homes								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$68,896.00				
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$86,120.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$344,481.00				

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

Grant Type and Number

Federal FY of Grant: 2003

PHAName:

Capital Fund Program Grant No: **GA06P006501-03**

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	
GA6-011 Antoine Graves								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$21,530.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$107,650.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$24,114.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$30,142.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$21,530.00				
GA6-012 Bowen Homes								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$215,313.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$55,978.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$111,956.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				

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

Grant Type and Number

Federal FY of Grant: 2003

PHAName:

Capital Fund Program Grant No: **GA06P006501-03**

Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

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	
GA6-013 John O. Chile s								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$21,530.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$12,918.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$17,224.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$258,361.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$4,306.00				
GA6-014 Palmer House								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$25,836.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$17,224.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$172,240.00				

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

Grant Type and Number

Federal FY of Grant: 2003

PHAName:

Capital Fund Program Grant No: **GA06P006501-03**

Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

Development Number Name/HA- Wide Activities	General Description of Major Work Categories	Dev. AcctNo.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
GA6-016 McDaniel Glenn								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	ADA/504 Compliance - Dwelling Units	1460		\$12,918.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$21,530.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$44,782.00				
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$74,925.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$4,306.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
GA6-017 Thomasville Heights								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$8,612.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$39,615.00				
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$60,284.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$64,590.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$43,060.00				

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Grant Type and Number

Federal FY of Grant: 2003

PHAName:

Capital Fund Program Grant No: **GA06P006501-03**

Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

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	
GA6-020 Hollywood Court								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$12,918.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major or electrical work, major roof repairs, boiler repairs and other	1460		\$24,114.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$43,060.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$64,590.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$8,612.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$8,612.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$8,612.00				
GA6-023 Englewood Manor								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$43,060.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$38,754.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$55,978.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$86,120.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$21,530.00				

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Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

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	
GA6-024U -Rescue Villa								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$12,918.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$12,918.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$8,612.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$12,918.00				
GA6-025 Georgia Avenue								
	ADA/504 Compliance -Dwelling Units	1460		\$21,530.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$12,918.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$11,196.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$12,918.00				

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Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

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	
GA6-026 Graves Annex								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$17,224.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$9,473.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$6,890.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$17,224.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$8,612.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$4,306.00				
GA6-027 Roosevelt House								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$129,180.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$25,836.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$17,224.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				

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The Housing Authority of the City of Atlanta, Georgia

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				Original	Revised	Funds Obligated	Funds Expended	
GA6-028 Bankhead Courts								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$21,530.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$86,120.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$42,199.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$67,174.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$64,590.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$8,612.00				
GA6-029 Leila Valley								
	Site Improvements: Sewer /Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$21,530.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$12,918.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$27,989.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$21,530.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$4,306.00				

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				Original	Revised	Funds Obligated	Funds Expended	
GA6-030 East Lake High Rise								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$25,000.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$25,000.00				
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$15,750.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$10,000.00				
GA6-031 Jonesboro South								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$8,612.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$21,530.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$64,590.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$4,306.00				

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Development Number Name/HA- Wide Activities	General Description of Major Work Categories	Dev. AcctNo.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
GA6-032 Jonesboro North								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$12,918.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$26,697.00				
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$17,224.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00				
GA6-037 Herndon Homes								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$215,300.00				
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$86,120.00				
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$36,170.00				
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$49,088.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$86,120.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$12,918.00				

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Development Number Name/HA- Wide Activities	General Description of Major Work Categories	Dev. AcctNo.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
GA6-043 Juniper -10th								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$20,669.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$20,669.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$43,060.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$12,918.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$21,530.00				
GA6-044 Westminister								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$2,153.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$4,306.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$4,737.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$3,875.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$4,306.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$2,153.00				

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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	
GA6-045 Peachtree Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$23,252.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$27,558.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				
GA6-047 Cheshire Bridge Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$215,300.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$10,765.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$43,060.00				

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The Housing Authority of the City of Atlanta, Georgia

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	
GA6-048 Piedmont Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$172,240.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$23,252.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$27,558.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$12,918.00				
GA6-052 Marian Apartments								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$64,590.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$25,836.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$17,224.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				

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				Original	Revised	Funds Obligated	Funds Expended	
GA6-053 Hightower Manor								
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$15,157.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$9,043.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$12,918.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$4,306.00				
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$4,306.00				
GA6-054 Barge Road								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$8,612.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$86,120.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$13,176.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$9,043.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				

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Development Number	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost	Original	Revised	Funds Obligated	Funds Expended	
GA6-056 Martin Street Plaza									
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$21,530.00					
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$43,060.00					
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$12,057.00					
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$10,334.00					
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00					
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$4,306.00					
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$8,612.00					
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	1475		\$4,306.00					
GA6-058 Marietta Road									
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$4,306.00					
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$64,590.00					
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$19,635.00					
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$9,043.00					
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$43,060.00					
	Major System s: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$43,060.00					
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	1470		\$21,530.00					

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

Grant Type and Number

Federal FY of Grant: 2003

PHAName:

Capital Fund Program Grant No: **GA06P006501-03**

Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

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	
GA6-060 Eastlake Highrise								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$4,306.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$86,120.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$20,669.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$8,612.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$43,060.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchen and Associated Work	1470		\$4,306.00				
GA6-064 Cosby Spear Towers								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$1,792,985.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$21,530.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$27,386.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$30,142.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$86,120.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$21,530.00				
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchen and Associated Work	1470		\$172,240.00				

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

Grant Type and Number

Federal FY of Grant: 2003

PHAName:

Capital Fund Program Grant No: **GA06P006501-03**

Replacement Housing Factor Grant No:

The Housing Authority of the City of Atlanta, Georgia

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	
GA6-066M.L.King								
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	1450		\$12,918.00				
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	1460		\$109,373.00				
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other	1460		\$16,363.00				
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and	1460		\$20,669.00				
	Dwelling Structures: Interior Improvements and Associated Work	1460		\$21,530.00				
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	1460		\$43,060.00				
GA6-999 Authority Wide								
	MIP: Administrative and Technological Improvements	1408		\$1,167,799.00				
	MIP: Resident Services	1408		\$323,395.00				
	MIP: Security Costs	1408		\$1,476,325.00				
	Administration Costs	1410		\$1,305,752.00				
	Fees and Costs: Consultant	1430		\$1,033,442.00				
	Non-dwelling Equipment: Computer Hardware	1475		\$81,814.00				

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

PHAName:

Grant Type and Number

Federal FY of Grant: 2003

The Housing Authority of the City of Atlanta, Georgia

Capital Fund Program Grant No: **GA06P006501-03**

Replacement Housing Factor Grant No:

Development General Description of Major Work
 Number Categories
 Name/HA-
 Wide
 Activities

Dev. Quantity Total Estimated Cost
 AcctNo. Original Revised

Total Actual Cost

Funds Obligated Funds Expended Status of Work

Grand Total

\$14,837,596.00

Annual Statement / Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor
Part III: Implementation Schedule

PHAName: **The Housing Authority of the City of Atlanta, Georgia** Grant Type and Number: **Capital Fund Program Grant No:** **GA06R00650103** Federal FY of Grant: **2003**

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	
GA6-004 Grady Homes	7/1/05			7/1/07			
GA6-010 University Homes	7/1/05			7/1/07			
GA6-011 Antoine Graves	7/1/05			7/1/07			
GA6-012 Bowen Homes	7/1/05			7/1/07			
GA6-013 John O. Chiles	7/1/05			7/1/07			
GA6-014 Palmer House	7/1/05			7/1/07			
GA6-016 McDaniel Glenn	7/1/05			7/1/07			
GA6-017 Thomasville Heights	7/1/05			7/1/07			
GA6-020 Hollywood Court	7/1/05			7/1/07			
GA6-023 Englewood Manor	7/1/05			7/1/07			
GA6-024 U - Rescue Villa	7/1/05			7/1/07			
GA6-025 Georgia Avenue	7/1/05			7/1/07			
GA6-026 Graves Annex	7/1/05			7/1/07			
GA6-027 Roosevelt House	7/1/05			7/1/07			
GA6-028 Bankhead Courts	7/1/05			7/1/07			
GA6-029 Leila Valley	7/1/05			7/1/07			
GA6-030 East Lake High Rise	7/1/05			7/1/07			
GA6-031 Jonesboro South	7/1/05			7/1/07			
GA6-032 Jonesboro North	7/1/05			7/1/07			
GA6-037 Herndon Homes	7/1/05			7/1/07			
GA6-043 Juniper -10th	7/1/05			7/1/07			
GA6-044 Westminster	7/1/05			7/1/07			
GA6-045 Peachtree Road	7/1/05			7/1/07			
GA6-047 Cheshire Bridge Road	7/1/05			7/1/07			
GA6-048 Piedmont Road	7/1/05			7/1/07			
GA6-052 Marian Apartments	7/1/05			7/1/07			

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor
Part III: Implementation Schedule

PHAName:

The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number

Capital Fund Program Grant No:

Replacement Housing Factor Grant No: **GA06R00650103**

Federal FY of Grant: **2003**

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	
GA6-053 Hightower Manor	7/1/05			7/1/07			
GA6-054 Barge Road	7/1/05			7/1/07			
GA6-056 Martin Street Plaza	7/1/05			7/1/07			
GA6-058 Marietta Road	7/1/05			7/1/07			
GA6-060 Eastlake Highrise	7/1/05			7/1/07			
GA6-064 Cosby Spear Towers	7/1/05			7/1/07			
GA6-066 M.L. King	7/1/05			7/1/07			
GA6-999 Authority Wide	7/1/05			7/1/07			

CapitalFundProgramFive -YearActionPlan

PartI:Summary

PHAName	Year1	WorkStatementforYear2		WorkStatementforYear3		WorkStatementforYear4		WorkStatementforYear5	
TheHousingAuthorityoftheCityofAtlanta,Georgia Development	SeeAnnual Plan	FFYGrant: PHA	2004 2005	FFYGrant: PHA	2005 2006	FFYGrant: PHA	2006 2007	FFYGrant: PHA	2007 2008
0			0		0		0		
GA6-003CapitolHomes			0		0		0		0
GA6-004GradyHomes			267,540		30,092		0		0
GA6-006CarverHomes			0		0		0		0
GA6-007HarrisHomes			0		0		0		0
GA6-008PerryHomes			0		0		0		0
GA6-010UniversityHomes			695,605		646,096		646,070		644,446
GA6-011AntoineGraves			133,591		86,737		100,007		99,756
GA6-012BowenHomes			798,233		433,141		412,808		433,657
GA6-013JohnO.Chiles			142,688		371,727		354,012		353,121
GA6-014PalmerHouse			276,458		110,633		207,981		207,458
GA6-016McDanielGlenn			164,092		198,256		326,574		325,754
GA6-017ThomasvilleHeights			304,104		248,703		297,370		296,621
GA6-020HollywoodCourt			225,625		201,796		374,365		373,425
GA6-021GilbertGardens			0		0		0		0
GA6-023EnglewoodManor			334,425		252,243		345,160		344,292
GA6-024U -RescueVilla			160,524		101,784		101,778		101,522
GA6-025GeorgiaAvenue			136,445		69,035		254,887		254,246
GA6-026GravesAnnex			83,829		43,368		131,869		131,537
GA6-027RooseveltHouse			169,442		132,760		265,507		264,840
GA6-028BankheadCourts			403,094		1,575,415		510,662		509,377
GA6-029LeilaValley			162,754		134,973		161,517		161,111
GA6-030EastLakeHighRise			75,750		75,750		75,750		75,750
GA6-031JonesboroSouth			120,393		119,485		128,328		128,006
GA6-032JonesboroNorth			152,498		124,793		164,615		164,201
GA6-036KimberlyCourts			0		0		0		0
GA6-037HerndonHomes			422,714		406,246		379,677		378,723
GA6-043Juniper -10th			189,953		197,371		197,361		196,864

x Original5 -YearPlan

RevisionNo:

CapitalFundProgramFive -YearActionPlan

PartI:Summary

PHAName	Year1	WorkStatementforYear2		WorkStatementforYear3		WorkStatementforYear		WorkStatementforYear5	
TheHousingAuthorityoftheCityofAtlanta,Georgia		FFYGrant:	2004	FFYGrant:	2005	FFYGrant:	2006	FFYGrant:	2007
Development		PHA	2005	PHA	2006	PHA	2007	PHA	2008
Number/Name/HA- Wide	SeeAnnual Plan								
GA6-044Westminster			44,591		26,552		97,355		97,108
GA6-045PeachtreeRoad			217,600		193,829		242,496		241,888
GA6-047CheshireBridgeRoad			193,967		205,778		157,091		156,697
GA6-048 PiedmontRoad			297,862		277,911		233,646		233,060
GA6-052MarianApartments			142,688		141,611		177,003		176,560
GA6-053HightowerManor			109,959		126,830		193,377		192,892
GA6-054BargeRoad			98,812		97,888		102,486		102,228
GA6-056MartinStreetPlaza			76,695		84,967		67,261		67,093
GA6-058MariettaRoad			159,008		113,554		131,248		130,919
GA6-060EastlakeHighrise			101,665		118,600		118,592		118,295
GA6-064CosbySpearTowers			353,866		271,538		262,675		262,015
GA6-066M.L.King			167,658		175,245		175,235		174,794
GA6-999Authori tyWide			5,673,401		5,662,822		5,662,766		5,659,273
TotalCFPFunds(Est.)			13,057,529		13,057,529		13,057,529		13,057,529

x Original5 -YearPla n

RevisionNo:

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-010 University Homes	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$356,721.00	GA6-010 University Homes	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$354,026.00
		Subtotal (GA6 -010 University Homes)	\$695,605.00		Subtotal (GA6 -010 University Homes)	\$646,096.00
See Annual Plan	GA6-011 Antoine Graves			GA6-011 Antoine Graves	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$8,851.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$31,213.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$30,977.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00			
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,970.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,782.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$6,064.00			
		Dwelling Structures: Interior Improvements and Associated Work	\$49,049.00		Dwelling Structures: Interior Improvements and Associated Work	\$22,127.00
		Subtotal (GA6 -011 Antoine Graves)	\$133,591.00		Subtotal (GA6 -011 Antoine Graves)	\$86,737.00
See Annual Plan	GA6-012 Bowen Homes	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$57,967.00	GA6-012 Bowen Homes	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$57,530.00
					Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,425.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-012 Bowen Homes	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,918.00	GA6-012 Bowen Homes		
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$379,016.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,127.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00		Dwelling Structures: Interior Improvements and Associated Work	\$44,253.00
		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$115,934.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinet s, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$115,058.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,590.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,253.00
		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$147,218.00		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$145,495.00
		Subtotal (GA6 -012 Bowen Homes)	\$798,233.00		Subtotal (GA6 -012 Bowen Homes)	\$433,141.00
See Annual Plan	GA6-013 John O. Chiles	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$44,590.00	GA6-013 John O. Chiles		
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,459.00			
		Dwelling Structures: Interior Improvements and Associated Work	\$26,754.00		Dwelling Structures: Interior Improvements and Associated Work	\$309,772.00
		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,836.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,754.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,127.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-013JohnO.Chiles	Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,295.00	GA6-013JohnO.Chiles	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,127.00
		Subtotal(GA6 -013JohnO.Chiles)	\$142,688.00		Subtotal(GA6 -013JohnO.Chiles)	\$371,727.00
See Annual Plan	GA6-014PalmerHouse	Major Systems:HVAC, Plumbing, Electrical , Mechanical Systems and associated work	\$133,770.00	GA6-014PalmerHouse	Dwelling Structures:Interior Improvements and Associated Work	\$44,253.00
		Non-dwelling Equipment:Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,459.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,552.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,836.00		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,127.00
		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,754.00		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,459.00
		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,590.00		Subtotal(GA6 -014PalmerHouse)	\$276,458.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,459.00		Subtotal(GA6 -014PalmerHouse)	\$110,633.00
		Subtotal(GA6 -014PalmerHouse)	\$276,458.00		Subtotal(GA6 -014PalmerHouse)	\$110,633.00
See Annual Plan	GA6-016McDanielGlenn	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$77,587.00	GA6-016McDanielGlenn	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$77,001.00

ActivitiesforYear:1	ActivitiesforYear:2 FFYGrant:2004 AHAFY:2005			ActivitiesforYear:3 FFYGrant:2005 AHAFY:2006			
	Development Name/Number	MajorWork Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost	
SeeAnnualPlan	GA6-016McDanielGlenn	DwellingStructures:InteriorImprovementsand AssociatedWork	\$4,459.00	GA6-016McDanielGlenn	DwellingStructures:InteriorImprovementsand AssociatedWork	\$4,425.00	
		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$22,295.00		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$22,127.00	
					Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$13,276.00	
					Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildingservices	\$22,127.00	
			MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork		\$13,377.00	MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$13,276.00
			DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork, majorroofrepairs,boiler repairsandothersystems.		\$46,374.00	DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$46,024.00
	Subtotal(GA6 -016McDanielGlenn)	\$164,092.00		Subtotal(GA6 -016McDanielGlenn)	\$198,256.00		
SeeAnnualPlan	GA6-017ThomasvilleHeights			GA6-017ThomasvilleHeights	Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$22,127.00	
		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$44,590.00		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$44,253.00	
					Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildingservices	\$4,425.00	
			MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork		\$13,377.00	MajorSystems:HVA C,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$22,127.00
			DwellingStructures:InteriorImprovementsand AssociatedWork		\$133,770.00	DwellingStructures:InteriorImprovementsand AssociatedWork	\$44,253.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-017 Thomasville Heights	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$62,426.00	GA6-017 Thomasville Heights	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$61,954.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$41,023.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$40,713.00
		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,918.00		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,851.00
		Subtotal (GA6 -017 Thomasville Heights)	\$304,104.00		Subtotal (GA6 -017 Thomasville Heights)	\$248,703.00
See Annual Plan	GA6-020 Hollywood Court	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,590.00	GA6-020 Hollywood Court	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,127.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,918.00		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchen and Associated Work	\$8,851.00
		Dwelling Structures: Interior Improvements and Associated Work	\$89,180.00		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,276.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$44,590.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,851.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,970.00		Dwelling Structures: Interior Improvements and Associated Work	\$66,380.00
		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,377.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$44,253.00
					Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,782.00
					Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,276.00

ActivitiesforYear:1	ActivitiesforYear:2 FFYGrant:2004 AHAFY:2005			ActivitiesforYear:3 FFYGrant:2005 AHAFY:2006		
	Development Name/Number	MajorWork Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost
SeeAnnualPlan	GA6-020HollywoodCourt	Subtotal(GA6 -020HollywoodCourt)	\$225,625.00	GA6-020HollywoodCourt	Subtotal(GA6 -020HollywoodCourt)	\$201,796.00
SeeAnnualPlan	GA6-023EnglewoodManor	DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$57,967.00	GA6-023EnglewoodManor	DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$57,529.00
		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpace and AssociatedWork	\$44,590.00		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$44,253.00
		Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$13,377.00			
					Non-dwellingEquipment :Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildingservices	\$13,276.00
		DwellingStructures:InteriorImprovementsand AssociatedWork	\$133,770.00		DwellingStructures:InteriorImprovem entsand AssociatedWork	\$88,506.00
		DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairsto sewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$40,131.00		DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$39,828.00
		BuildingEnvelop:Windows,R oofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,295.00		BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$8,851.00
		MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedw ork	\$22,295.00			
		Subtotal(GA6 -023EnglewoodManor)	\$334,425.00		Subtotal(GA6 -023EnglewoodManor)	\$252,243.00
		SeeAnnualPlan	GA6-024U -RescueVilla		DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles ,andother electricalcomponents.	\$13,377.00

Activities for Year: 1	Activities for Year: 2 FFY Grant: 2004 AHAFY: 2005			Activities for Year: 3 FFY Grant: 2005 AHAFY: 2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-024U -RescueVilla	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,377.00	GA6-024U -RescueVilla	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,276.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00		Dwelling Structures: Interior Improvements and Associated Work	\$22,127.00
		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$66,885.00		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,127.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,918.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,851.00
					Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,851.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,276.00
		Subtotal (GA6 -024U -RescueVilla)	\$160,524.00		Subtotal (GA6 -024U -RescueVilla)	\$101,784.00
See Annual Plan	GA6-025 Georgia Avenue	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,377.00	GA6-025 Georgia Avenue	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,276.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,918.00			
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,377.00			
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00			
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$11,593.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$11,506.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-025 Georgia Avenue	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,295.00	GA6-025 Georgia Avenue	Dwelling Structures: Interior Improvements and Associated Work	\$44,253.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00			Subtotal (GA6 -025 Georgia Avenue)
See Annual Plan	GA6-026 Graves Annex	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,918.00	GA6-026 Graves Annex	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,851.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,459.00			Dwelling Structures: Interior Improvements and Associated Work
See Annual Plan	GA6-026 Graves Annex	Dwelling Structures: Interior Improvements and Associated Work	\$17,836.00	GA6-026 Graves Annex	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$9,735.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$9,810.00			Subtotal (GA6 -026 Graves Annex)
See Annual Plan	GA6-027 Roosevelt House	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,377.00	GA6-027 Roosevelt House	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$7,081.00
		ADA/504 Compliance -Dwelling Units	\$22,295.00			Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services
See Annual Plan	GA6-027 Roosevelt House	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$7,134.00	GA6-027 Roosevelt House	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$7,081.00
		Subtotal (GA6 -026 Graves Annex)	\$83,829.00			Subtotal (GA6 -026 Graves Annex)

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-027RooseveltHouse	Dwelling Structures:Interior Improvements and Associated Work	\$44,590.00	GA6-027RooseveltHouse	Dwelling Structures:Interior Improvements and Associated Work	\$44,253.00
		Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00			
		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,590.00			
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,836.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,754.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,552.00
		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,295.00		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,127.00
	Subtotal(GA6 -027RooseveltHouse)	\$169,442.00		Subtotal(GA6 -027RooseveltHouse)	\$132,760.00	
See Annual Plan	GA6-028BankheadCourts	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$89,180.00	GA6-028BankheadCourts	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,506.00
		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$1,263,871.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$69,561.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$69,035.00
		Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,295.00		Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,127.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY :2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-028 Bankhead Courts			GA6-028 Bankhead Courts	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,127.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$43,698.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$43,369.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,295.00			
		Dwelling Structures: Interior Improvements and Associated Work	\$133,770.00		Dwelling Structures: Interior Improvements and Associated Work	\$66,380.00
		Subtotal (GA6 -028 Bankhead Courts)	\$403,094.00		Subtotal (GA6 -028 Bankhead Courts)	\$1,575,415.00
See Annual Plan	GA6-029 Leila Valley	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$22,295.00	GA6-029 Leila Valley	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$22,127.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,984.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,765.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00		Dwelling Structures: Interior Improvements and Associated Work	\$44,253.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,459.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,425.00
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,459.00			
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,295.00			

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-029LeilaValley	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,295.00	GA6-029LeilaValley	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,127.00
		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,377.00		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,276.00
		Subtotal(GA6 -029LeilaValley)	\$162,754.00		Subtotal(GA6 -029LeilaValley)	\$134,973.00
See Annual Plan	GA6-030EastLakeHighRise	Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$25,000.00	GA6-030EastLakeHighRise	Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$25,000.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$15,750.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$15,750.00
		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$10,000.00		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$10,000.00
		Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$25,000.00		Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$25,000.00
		Subtotal(GA6 -030EastLakeHighRise)	\$75,750.00		Subtotal(GA6 -030EastLakeHighRise)	\$75,750.00
See Annual Plan	GA6-031JonesboroSouth	Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,918.00	GA6-031JonesboroSouth	Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,851.00
		Dwelling Structures:Interior Improvements and Associated Work	\$66,885.00		Dwelling Structures:Interior Improvements and Associated Work	\$66,380.00
		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,295.00		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,127.00
		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,918.00		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,851.00

Activities for Year:1	Development Name/Number	Major Work Categories	Estimated Cost	Activities for Year:3 FFY Grant:2005 AHA FY:2006	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-031 Jonesboro South				GA6-031 Jonesboro South		
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,459.00			Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,851.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,918.00			Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,425.00
		Subtotal (GA6 -031 Jonesboro South)	\$120,393.00			Subtotal (GA6 -031 Jonesboro South)	\$119,485.00
See Annual Plan	GA6-032 Jonesboro North				GA6-032 Jonesboro North		
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00			Dwelling Structures: Interior Improvements and Associated Work	\$44,253.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,836.00			Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,377.00			Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,276.00
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$44,590.00			Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,276.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00			Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,276.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$18,728.00			Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$23,011.00
		Subtotal (GA6 -032 Jonesboro North)	\$152,498.00			Subtotal (GA6 -032 Jonesboro North)	\$124,793.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-037 Herndon Homes	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$50,833.00	GA6-037 Herndon Homes	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$50,449.00
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$37,456.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$37,173.00
		Dwelling Structures: Interior Improvements and Associated Work	\$133,770.00		Dwelling Structures: Interior Improvements and Associated Work	\$132,760.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,127.00
					Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,851.00
					Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,127.00
					Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,253.00
See Annual Plan	GA6-043 Juniper -10th	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$89,180.00	GA6-043 Juniper -10th	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,506.00
		Subtotal (GA6 -037 Herndon Homes)	\$422,714.00		Subtotal (GA6 -037 Herndon Homes)	\$406,246.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,377.00			
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$21,403.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$21,242.00

Activities for Year: 1	Activities for Year: 2 FFY Grant: 2004 AHAFY: 2005			Activities for Year: 3 FFY Grant: 2005 AHAFY: 2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-043Juniper -10th	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,403.00	GA6-043Juniper -10th	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,242.00
		Dwelling Structures: Interior Improvements and Associated Work	\$89,180.00		Dwelling Structures: Interior Improvements and Associated Work	\$88,506.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,276.00
					Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,127.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,918.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,851.00
		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,377.00		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,127.00
		Subtotal (GA6 -043Juniper -10th)	\$189,953.00		Subtotal (GA6 -043Juniper -10th)	\$197,371.00
See Annual Plan	GA6-044Westminster	Dwelling Structures: Interior Improvements and Associated Work	\$22,295.00	GA6-044Westminster	Dwelling Structures: Interior Improvements and Associated Work	\$4,425.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,459.00			
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$4,013.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$3,983.00
		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$4,459.00		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$4,425.00
					Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,425.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$2,230.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$2,213.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-044 Westminster	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$2,230.00	GA6-044 Westminster	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$2,213.00
		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$4,905.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$4,868.00
		Subtotal (GA6 -044 Westminster)	\$44,591.00		Subtotal (GA6 -044 Westminster)	\$26,552.00
See Annual Plan	GA6-045 Peachtree Road	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$28,538.00	GA6-045 Peachtree Road	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$28,322.00
		Dwelling Structures: Interior Improvements and Associated Work	\$89,180.00		Dwelling Structures: Interior Improvements and Associated Work	\$88,506.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,590.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,253.00
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,918.00			
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$8,918.00			
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,851.00
		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,079.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$23,897.00
		Subtotal (GA6 -045 Peachtree Road)	\$217,600.00		Subtotal (GA6 -045 Peachtree Road)	\$193,829.00

ActivitiesforYear:1	Development Name/Number	MajorWork Categories	EstimatedCost
SeeAnnualPlan	GA6-047CheshireBridgeRoad	DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures ,receptacles,andother electricalcomponents.	\$11,148.00
		BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointing andAssociatedWork	\$89,180.00
		DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrep airstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$17,836.00
		DwellingStructures: InteriorImprovementsand AssociatedWork	\$22,295.00
		MajorSystems:HVAC,Plumbing,Electrical, MechanicalSy stemsandassociatedwork	\$22,295.00
		Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildingservices	\$22,295.00
		SiteImprovements:Sewer/StormDrains, LandscapingandEro sionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$8,918.00
		Subtotal(GA6 -047CheshireBridgeRoad)	\$193,967.00

ActivitiesforYear:1	Development Name/Number	MajorWork Categories	EstimatedCost
SeeAnnualPlan	GA6-048PiedmontRoad	Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$22,295.00
		DwellingStructures:InteriorImprovementsand AssociatedWork	\$44,590.00
		DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$28,538.00

ActivitiesforYear:3	Development Name/Number	MajorWork Categories	EstimatedCost
SeeAnnualPlan	GA6-047CheshireBridgeRoad	DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$11,063.00
		BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$88,506.00
		DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$17,702.00
		DwellingStructures:InteriorImprovementsand AssociatedWork	\$22,127.00
		MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$44,253.00
		Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$13,276.00
		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$8,851.00
		Subtotal(GA6 -047CheshireBridgeRoad)	\$205,778.00

ActivitiesforYear:3	Development Name/Number	MajorWork Categories	EstimatedCost
SeeAnnualPlan	GA6-048PiedmontRoad	Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$8,851.00
		DwellingStructures:InteriorImprovementsand AssociatedWork	\$44,253.00
		DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$28,322.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-048 Piedmont Road	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$89,180.00	GA6-048 Piedmont Road	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$88,506.00
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,377.00		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,851.00
		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$66,885.00		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$66,380.00
		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$19,620.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$19,472.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,377.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,276.00
		Subtotal (GA6 -048 Piedmont Road)	\$297,862.00		Subtotal (GA6 -048 Piedmont Road)	\$277,911.00
See Annual Plan	GA6-052 Marian Apartments	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00	GA6-052 Marian Apartments	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,851.00
		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,836.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,377.00			
		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,295.00		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,127.00
		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,295.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,127.00
		Dwelling Structures: Interior Improvements and Associated Work	\$22,295.00		Dwelling Structures: Interior Improvements and Associated Work	\$66,380.00

ActivitiesforYear:1	ActivitiesforYear:2 FFYGrant:2004 AHAFY:2005			ActivitiesforYear:3 FFYGrant:2005 AHAFY:2006		
	Development Name/Number	MajorWork Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost
SeeAnnualPlan	GA6-052MarianA partments	Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildingservices	\$8,918.00	GA6-052MarianApartments		
		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$13,377.00		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$4,425.00
		Subtotal(GA6 -052MarianApartments)	\$142,688.00		Subtotal(GA6 -052MarianApartments)	\$141,611.00
SeeAnnualPlan	GA6-053HightowerManor	DwellingStructures:InteriorImprovementsand AssociatedWork	\$22,295.00	GA6-053HightowerManor	DwellingStructures:InteriorImprovementsand AssociatedWork	\$22,127.00
		MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$26,754.00		MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystems andassociatedwork	\$44,253.00
		DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$15,874.00		DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergency repairstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$15,754.00
		BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,295.00		BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,127.00
		SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$13,377.00		Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentu sedinmaintenanceand deliveryofbuildingservices	\$13,276.00
		DwellingStructures -ExtraordinaryU nitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$9,364.00		DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drain assemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$9,293.00
		Subtotal(GA6 -053HightowerManor)	\$109,959.00		Subtotal(GA6 -053HightowerManor)	\$126,830.00
SeeAnnualPlan	GA6-054BargeRoad	BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,295.00	GA6-054BargeRoad	BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,127.00

Activities for Year: 1	Development Name/Number	Activities for Year: 2 FFY Grant: 2004 AHA FY: 2005	Major Work Categories	Estimated Cost	Development Name/Number	Activities for Year: 3 FFY Grant: 2005 AHA FY: 2006	Major Work Categories	Estimated Cost
See Annual Plan	GA6-054 Barge Road				GA6-054 Barge Road			
			Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,459.00			Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,276.00
			Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchen and Associated Work	\$4,459.00			Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,425.00
			Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00			Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchen and Associated Work	\$4,425.00
			Dwelling Structures: Interior Improvements and Associated Work	\$22,295.00			Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,851.00
			Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,645.00			Dwelling Structures: Interior Improvements and Associated Work	\$22,127.00
			Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,364.00			Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,364.00
			Subtotal (GA6 -054 Barge Road)	\$98,812.00			Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,293.00
							Subtotal (GA6 -054 Barge Road)	\$97,888.00
See Annual Plan	GA6-056 Martin Street Plaza				GA6-056 Martin Street Plaza			
			Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$12,485.00			Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$12,391.00
							Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,127.00
							Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,425.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-056 Martin Street Plaza	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,459.00	GA6-056 Martin Street Plaza	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,425.00
		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$4,459.00		Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,851.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00		Dwelling Structures: Interior Improvements and Associated Work	\$22,127.00
		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$10,702.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$10,621.00
	Subtotal (GA6 -056 Martin Street Plaza)	\$76,695.00		Subtotal (GA6 -056 Martin Street Plaza)	\$84,967.00	
See Annual Plan	GA6-058 Marietta Road	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,377.00	GA6-058 Marietta Road	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,276.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,851.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Restrooms, Community Kitchens and Associated Work	\$8,918.00			
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,918.00			
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,590.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,127.00
		Dwelling Structures: Interior Improvements and Associated Work	\$44,590.00		Dwelling Structures: Interior Improvements and Associated Work	\$44,253.00
		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$15,874.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$15,754.00
		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,364.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,293.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-058 Marietta Road	Subtotal (GA6 -058 Marietta Road)	\$159,008.00	GA6-058 Marietta Road	Subtotal (GA6 -058 Marietta Road)	\$113,554.00
See Annual Plan	GA6-060 Eastlake Highrise			GA6-060 Eastlake Highrise		
		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and others systems.	\$21,403.00		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$44,253.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$8,918.00		Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and others systems.	\$21,242.00
		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,459.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$8,851.00
		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,590.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,425.00
		ADA/504 Compliance -Dwelling Units	\$22,295.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,851.00
		Subtotal (GA6 -060 Eastlake Highrise)	\$101,665.00		ADA/504 Compliance -Dwelling Units	\$22,127.00
					Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$8,851.00
					Subtotal (GA6 -060 Eastlake Highrise)	\$118,600.00
See Annual Plan	GA6-064 Cosby Spear Towers			GA6-064 Cosby Spear Towers		
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,377.00		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,127.00
		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$89,180.00		Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$44,253.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHAFY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-064CosbySpearTowers	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00	GA6-064CosbySpearTowers	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,276.00
		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,295.00		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,127.00
		Dwelling Structures:Interior Improvements and Associated Work	\$133,770.00		Dwelling Structures:Interior Improvements and Associated Work	\$88,506.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$31,213.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$30,977.00
		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,295.00		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,127.00
		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,359.00		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,145.00
		Subtotal(GA6 -064CosbySpearTowers)	\$353,866.00		Subtotal(GA6 -064CosbySpearTowers)	\$271,538.00
See Annual Plan	GA6-066M.L.King	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,377.00	GA6-066M.L.King	Site Improvements:Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,276.00
		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,590.00		Major Systems:HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,253.00
		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,377.00		Building Envelop:Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,276.00
		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$16,944.00		Dwelling Structures -Extraordinary Maintenance:Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$16,817.00
		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,403.00		Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,242.00
		Dwelling Structures:Interior Improvements and Associated Work	\$22,295.00		Dwelling Structures:Interior Improvements and Associated Work	\$22,127.00

Activities for Year:1	Activities for Year:2 FFY Grant:2004 AHAFY:2005			Activities for Year:3 FFY Grant:2005 AHA FY:2006		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Plan	GA6-066 M.L.King	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,295.00	GA6-066 M.L.King	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,127.00
		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,377.00		Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,127.00
		Subtotal (GA6 -066 M.L.King)	\$167,658.00		Subtotal (GA6 -066 M.L.King)	\$175,245.00
		Total CFPEstimated Cost	\$13,057,529.00		Total CFPEstimated Cost	\$13,057,529.00
See Annual Plan	GA6-999 Authority Wide	Fees and Costs: Consultant	\$1,070,163.00	GA6-999 Authority Wide	Fees and Costs: Consultant	\$1,062,077.00
		Designated Housing: Relocation	\$245,246.00		Designated Housing: Relocation	\$243,393.00
		Administration Costs	\$1,305,752.00		Administration Costs	\$1,305,752.00
		MIP: Administrative and Technological Improvements	\$1,167,799.00		MIP: Administrative and Technological Improvements	\$1,167,799.00
		MIP: Resident Services	\$323,395.00		MIP: Resident Services	\$323,395.00
		MIP: Security Costs	\$1,476,325.00		MIP: Security Costs	\$1,476,325.00
		Non-dwelling Equipment: Computer Hardware	\$84,721.00		Non-dwelling Equipment: Computer Hardware	\$84,081.00
		Subtotal (GA6 -999 Authority Wide)	\$5,673,401.00		Subtotal (GA6 -999 Authority Wide)	\$5,662,822.00
Total CFPEstimated Cost	\$13,057,529.00	Total CFPEstimated Cost	\$13,057,529.00			

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

Activities for Year: 4 FFY Grant: 2006 AHA FY: 2007			Activities for Year: 5 FFY Grant: 2007 AHA FY: 2008		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
GA6-010 University Homes	Dwelling Structures: Interior Improvements and Associated Work	\$66,377.00	GA6-010 University Homes	Dwelling Structures: Interior Improvements and Associated Work	\$66,210.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$88,503.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$88,280.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,251.00		Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,140.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$354,011.00		Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$353,122.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,126.00		Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,070.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$70,802.00		Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$70,624.00
	Subtotal (GA6 -010 University Homes)	\$646,070.00		Subtotal (GA6 -010 University Homes)	\$644,446.00
GA6-011 Antoine Graves	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,780.00	GA6-011 Antoine Graves	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,718.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$30,976.00		Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$30,898.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00		Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Subtotal (GA6 -011 Antoine Graves)	\$100,007.00		Subtotal (GA6 -011 Antoine Graves)	\$99,756.00

Activities for Year: 4 FFY Grant: 2006 AHAFY: 2007		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-012 Bowen Homes	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$57,527.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$115,054.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$129,599.00
	Subtotal (GA6 -012 Bowen Homes)	\$412,808.00
GA6-013 John O. Chiles	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,126.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,126.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,550.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$221,257.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00

Activities for Year: 5 FFY Grant: 2007 AHAFY: 2008		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-012 Bowen Homes	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$66,210.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$57,382.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$114,765.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$129,090.00
	Subtotal (GA6 -012 Bowen Homes)	\$433,657.00
GA6-013 John O. Chiles	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,656.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,070.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,070.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,484.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$220,701.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-013 John O. Chiles	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,126.00
	Subtotal (GA6 -013 John O. Chiles)	\$354,012.00
GA6-014 Palmer House	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,126.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,550.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,251.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,126.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,850.00
	Subtotal (GA6 -014 Palmer House)	\$207,981.00
GA6-016 McDaniel Glenn	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-013 John O. Chiles	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,070.00
	Subtotal (GA6 -013 John O. Chiles)	\$353,121.00
GA6-014 Palmer House	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,070.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,484.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,656.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,140.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,070.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,828.00
	Subtotal (GA6 -014 Palmer House)	\$207,458.00
GA6-016 McDaniel Glenn	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,140.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost	
GA6-016McDanielGlenn	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00	
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$46,022.00	
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00	
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$66,377.00	
	ADA/504 Compliance - Dwelling Units	\$13,275.00	
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$76,997.00	
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00	
	Subtotal (GA 6-016McDanielGlenn)	\$326,574.00	
	GA6-017ThomasvilleHeights	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$66,377.00	
Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,425.00		
Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,275.00		
Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00		

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost	
GA6-016McDanielGlenn	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00	
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$45,906.00	
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00	
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$66,210.00	
	ADA/504 Compliance - Dwelling Units	\$13,242.00	
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$76,804.00	
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00	
	Subtotal (GA6 -016McDanielGlenn)	\$325,754.00	
	GA6-017ThomasvilleHeights	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$66,210.00	
Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,414.00		
Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,242.00		
Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00		

**Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007**

Development Name/Number	Major Work Categories	Estimated Cost
GA6-017ThomasvilleHeights	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$61,952.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$40,712.00
	Subtotal(GA6 -017ThomasvilleHeights)	\$297,370.00
GA6-020HollywoodCourt	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,850.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$44,251.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$55,756.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$132,754.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00
	Subtotal(GA6 -020HollywoodCourt)	\$374,365.00
GA6-023EnglewoodManor	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$57,527.00

**Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008**

Development Name/Number	Major Work Categories	Estimated Cost
GA6-017ThomasvilleHeights	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$61,796.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$40,609.00
	Subtotal(GA6 -017ThomasvilleHeights)	\$296,621.00
GA6-020HollywoodCourt	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,828.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$44,140.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$55,616.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$132,421.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,140.00
	Subtotal(GA6 -020HollywoodCourt)	\$373,425.00
GA6-023EnglewoodManor	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, si nks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$57,382.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-023 Englewood Manor	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,251.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$61,952.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,275.00
	Subtotal (GA6 -023 Englewood Manor)	\$345,160.00

GA6-024U -Rescue Villa	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,126.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$13,275.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-023 Englewood Manor	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,140.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,140.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$61,796.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,242.00
	Subtotal (GA6 -023 Englewood Manor)	\$344,292.00

GA6-024U -Rescue Villa	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,070.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$13,242.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00

Activities for Year: 4		
FFY Grant: 2006		
AHAFY: 2007		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-024U -RescueVilla	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,850.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,126.00
	Subtotal (GA6 -024U -RescueVilla)	\$101,778.00
GA6-025 Georgia Avenue	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$11,505.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,850.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,503.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$66,377.00
	Subtotal (GA6 -025 Georgia Avenue)	\$254,887.00
GA6-026 Graves Annex	Dwelling Structures: Interior Improvements and Associated Work	\$17,701.00
	ADA/504 Compliance -Dwelling Units	\$22,126.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,850.00

Activities for Year: 5		
FFY Grant: 2007		
AHAFY: 2008		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-024U -RescueVilla	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,828.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,070.00
	Subtotal (GA6 -024U -RescueVilla)	\$101,522.00
GA6-025 Georgia Avenue	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$11,476.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,828.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,280.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$66,210.00
	Subtotal (GA6 -025 Georgia Avenue)	\$254,246.00
GA6-026 Graves Annex	Dwelling Structures: Interior Improvements and Associated Work	\$17,656.00
	ADA/504 Compliance -Dwelling Units	\$22,070.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,828.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-026 Graves Annex	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$7,080.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$27,436.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,275.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00
	Subtotal (GA6 -026 Graves Annex)	\$131,869.00
	GA6-027 Roosevelt House	
GA6-027 Roosevelt House	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,251.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,550.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,251.00
	Subtotal (GA6 -027 Roosevelt House)	\$265,507.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-026 Graves Annex	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$7,062.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$27,367.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,242.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00
	Subtotal (GA6 -026 Graves Annex)	\$131,537.00
	GA6-027 Roosevelt House	
GA6-027 Roosevelt House	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,140.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,140.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,656.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$26,484.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,140.00
	Subtotal (GA6-027 Roosevelt House)	\$264,840.00

**Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007**

Development Name/Number	Major Work Categories	Estimated Cost
GA6-028 Bankhead Courts	Dwelling Structures: Interior Improvements and Associated Work	\$177,006.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$43,367.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$69,032.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,126.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,503.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,251.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$66,377.00
	Subtotal (GA6 -028 Bankhead Courts)	\$510,662.00
GA6-029 Leila Valley	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,425.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,425.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$22,126.00

**Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008**

Development Name/Number	Major Work Categories	Estimated Cost
GA6-028 Bankhead Courts	Dwelling Structures: Interior Improvements and Associated Work	\$176,561.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$43,257.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$68,859.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,070.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,280.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,140.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$66,210.00
	Subtotal (GA6 -028 Bankhead Courts)	\$509,377.00
GA6-029 Leila Valley	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,414.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,414.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$22,070.00

Activities for Year: 4		Activities for Year: 5	
FFY Grant: 2006		FFY Grant: 2007	
AHAFY: 2007		AHAFY: 2008	
Development Name/Number	Major Work Categories	Estimated Cost	Estimated Cost
GA6-029LeilaValley	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,764.00	
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,275.00	
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00	
	Subtotal (GA6 -029LeilaValley)	\$161,517.00	
GA6-030EastLakeHighRise	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$15,750.00	
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$10,000.00	
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$25,000.00	
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$25,000.00	
	Subtotal (GA6 -030EastLakeHighRise)	\$75,750.00	
GA6-031JonesboroSouth	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,125.00	
	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00	
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,425.00	

Activities for Year: 5		Activities for Year: 4	
FFY Grant: 2007		FFY Grant: 2006	
AHAFY: 2008		AHAFY: 2007	
Development Name/Number	Major Work Categories	Estimated Cost	Estimated Cost
GA6-029LeilaValley	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.		\$28,691.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work		\$13,242.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work		\$44,140.00
	Subtotal (GA6 -029LeilaValley)		\$161,111.00
GA6-030EastLakeHighRise	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.		\$15,750.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work		\$10,000.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work		\$25,000.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.		\$25,000.00
	Subtotal (GA6 -030EastLakeHighRise)		\$75,750.00
GA6-031JonesboroSouth	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.		\$22,070.00
	Dwelling Structures: Interior Improvements and Associated Work		\$88,280.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work		\$4,414.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-031 Jonesboro South	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,425.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,850.00
	Subtotal (GA6 -031 Jonesboro South)	\$128,328.00
GA6-032 Jonesboro North	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,275.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,425.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$23,011.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,425.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00
	Subtotal (GA6 -032 Jonesboro North)	\$164,615.00
GA6-037 Herndon Homes	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-031 Jonesboro South	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,414.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$8,828.00
	Subtotal (GA6 -031 Jonesboro South)	\$128,006.00
GA6-032 Jonesboro North	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,656.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,242.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,414.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,953.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,414.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00
	Subtotal (GA6 -032 Jonesboro North)	\$164,201.00
GA6-037 Herndon Homes	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-037 Herndon Homes	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,251.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,425.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,503.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and others systems.	\$37,171.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$50,447.00
	Dwelling Structures: Interior Improvements and Associated Work	\$132,754.00
	Sub total (GA6 -037 Herndon Homes)	\$379,677.00

GA6-043 Juniper -10th	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,126.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,275.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,241.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and others systems.	\$21,240.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-037 Herndon Homes	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$44,140.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$4,414.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$88,280.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and others systems.	\$37,078.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$50,320.00
	Dwelling Structures: Interior Improvements and Associated Work	\$132,421.00
	Subtotal (GA6 -037 Herndon Homes)	\$378,723.00

GA6-043 Juniper -10th	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,070.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,242.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,187.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and others systems.	\$21,187.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-043Juniper -10th	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,850.00
	Subtotal (GA6 -043Juniper -10th)	\$197,361.00
GA6-044Westminster	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,781.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$3,983.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,126.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$2,213.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,126.00
	Subtotal (GA6 -044Westminster)	\$97,355.00
GA6-045Peachtree Road	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-043Juniper -10th	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$8,828.00
	Subtotal (GA6 -043Juniper -10th)	\$196,864.00
GA6-044Westminster	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$24,718.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$3,973.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,070.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$2,207.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$22,070.00
	Subtotal (GA6 -044Westminster)	\$97,108.00
GA6-045Peachtree Road	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-045PeachtreeRoad	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$28,321.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,850.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$23,895.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,251.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Subtotal (GA6 -045PeachtreeRoad)	\$242,496.00

GA6-047CheshireBridgeRoad	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,850.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$17,700.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$11,063.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-045PeachtreeRoad	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$28,250.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,828.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$23,836.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,140.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Subtotal (GA6 -045PeachtreeRoad)	\$241,888.00

GA6-047CheshireBridgeRoad	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,828.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$17,656.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgradetile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$11,035.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-047CheshireBridgeRoad	SiteImprovements:Sewer/ StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$8,850.00
	BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$44,251.00
	Subtotal(GA6 -047CheshireBridgeRoad)	\$157,091.00
GA6-048PiedmontRoad	SiteImprovements:Sewer/StormDrains, LandscapingandErosion Control,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$88,503.00
	Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildings ervices	\$13,275.00
	MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$13,275.00
	BuildingEnvelop:Windows, Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,126.00
	DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork,majorroofrepairs,boiler repairsandothersystems.	\$19,470.00
	DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcompon ents.	\$28,321.00
	DwellingStructures:InteriorImprovementsand AssociatedWork	\$44,251.00
	Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$4,425.00
	Subtotal(GA6 -048PiedmontRoad)	\$233,646.00
GA6-052MarianApartments	MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$8,850.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-047CheshireBridgeRoad	SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpace and AssociatedWork	\$8,828.00
	BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$44,140.00
	Subtotal(GA6 -047CheshireBridgeRoad)	\$156,697.00
GA6-048PiedmontRoad	SiteImprovements:Sewer/StormDrains, LandscapingandErosionControl,Lighting, ParkingLot,RecreationArea,PublicSpaceand AssociatedWork	\$88,280.00
	Non-dwellingEquipment:Officefurnitureand equipmentforcommunityroomsandcommon areas/heavyequipmentusedinmaintenanceand deliveryofbuildingservices	\$13,242.00
	MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$13,242.00
	BuildingEnvelop:Windows,Roofs,Entrance Doors,TuckPointingandAssociatedWork	\$22,070.00
	DwellingStructures -Extraordinary Maintenance:Repair/replaceofsystems: emergencyrepairstosewerandwaterlines, majorelectricalwork, majorroofrepairs,boiler repairsandothersystems.	\$19,422.00
	DwellingStructures -ExtraordinaryUnitPrep: replace/repair/upgradetile,carpet,cabinets, bathtubs,sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles,andother electricalcomponents.	\$28,250.00
	DwellingStructures:InteriorImprovementsand AssociatedWork	\$44,140.00
	Non-dwellingStructures: Management/Maintenance/CommunityFacilities, PublicRestRooms,CommunityKitchensand AssociatedWork	\$4,414.00
	Subtotal(GA6 -048PiedmontRoad)	\$233,060.00
GA6-052MarianApartments	MajorSystems:HVAC,Plumbing,Electrical, MechanicalSystemsandassociatedwork	\$8,828.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-052 Marian Apartments	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,275.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,701.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,125.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,251.00
	Subtotal (GA6 -052 Marian Apartments)	\$177,003.00
GA6-053 Hightower Manor	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,275.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,275.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$77,882.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-052 Marian Apartments	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,242.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$17,656.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$22,070.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,140.00
	Subtotal (GA6 -052 Marian Apartments)	\$176,560.00
GA6-053 Hightower Manor	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,242.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$13,242.00
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$77,687.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-053 Hightower Manor	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,293.00
	Subtotal (GA6 -053 Hightower Manor)	\$193,377.00
GA6-054 Barge Road	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,425.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,541.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,850.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,293.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Subtotal (GA6 -054 Barge Road)	\$102,486.00
GA6-056 Martin Street Plaza	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$8,850.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-053 Hightower Manor	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,269.00
	Subtotal (GA6 -053 Hightower Manor)	\$192,892.00
GA6-054 Barge Road	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,414.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$13,507.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$8,828.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,269.00
	Building Envelop: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Subtotal (GA6 -054 Barge Road)	\$102,228.00
GA6-056 Martin Street Plaza	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$8,828.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-056 Martin Street Plaza	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,425.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,126.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$10,620.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$7,965.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,275.00
	Subtotal (GA6 -056 Martin Street Plaza)	\$67,261.00
GA6-058 Marietta Road	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,275.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,425.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,850.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,251.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$15,753.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-056 Martin Street Plaza	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$4,414.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,070.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$10,594.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$7,945.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,242.00
	Subtotal (GA6 -056 Martin Street Plaza)	\$67,093.00
GA6-058 Marietta Road	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,242.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,414.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$8,828.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Dwelling Structures: Interior Improvements and Associated Work	\$44,140.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and waterlines, major electrical work, major roof repairs, boiler repairs and other systems.	\$15,714.00

Activities for Year: 4 FFY Grant: 2006 AHAFY: 2007		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-058 Marietta Road	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,293.00
	Subtotal (GA6 -058 Marietta Road)	\$131,248.00
GA6-060 Eastlake Highrise	ADA/504 Compliance - Dwelling Units	\$22,126.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,425.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,425.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,275.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$8,850.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,251.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$21,240.00
	Subtotal (GA6 -060 Eastlake Highrise)	\$118,592.00
GA6-064 Cosby Spear Towers	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$44,251.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00

Activities for Year: 5 FFY Grant: 2007 AHAFY: 2008		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-058 Marietta Road	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$9,269.00
	Subtotal (GA6 -058 Marietta Road)	\$130,919.00
GA6-060 Eastlake Highrise	ADA/504 Compliance - Dwelling Units	\$22,070.00
	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$4,414.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$4,414.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$13,242.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$8,828.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$44,140.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repair to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$21,187.00
	Subtotal (GA6 -060 Eastlake Highrise)	\$118,295.00
GA6-064 Cosby Spear Towers	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$44,140.00
	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00

Activities for Year: 4
FFY Grant: 2006
AHAFY: 2007

Development Name/Number	Major Work Categories	Estimated Cost
GA6-064CosbySpearTowers	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,275.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,126.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,503.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$30,976.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,126.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,143.00
	Subtotal (GA6 -064CosbySpearTowers)	\$262,675.00

GA6-066M.L.King	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,275.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,241.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,275.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$16,815.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,126.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,251.00

Activities for Year: 5
FFY Grant: 2007
AHAFY: 2008

Development Name/Number	Major Work Categories	Estimated Cost
GA6-064CosbySpearTowers	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$13,242.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$22,070.00
	Dwelling Structures: Interior Improvements and Associated Work	\$88,280.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$30,898.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$22,070.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$28,073.00
	Subtotal (GA6 -064CosbySpearTowers)	\$262,015.00

GA6-066M.L.King	Site Improvements: Sewer/Storm Drains, Landscaping and Erosion Control, Lighting, Parking Lot, Recreation Area, Public Space and Associated Work	\$13,242.00
	Dwelling Structures - Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components.	\$21,187.00
	Building Envelope: Windows, Roofs, Entrance Doors, Tuck Pointing and Associated Work	\$13,242.00
	Dwelling Structures - Extraordinary Maintenance: Repair/replace of systems: emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	\$16,773.00
	Dwelling Structures: Interior Improvements and Associated Work	\$22,070.00
	Major Systems: HVAC, Plumbing, Electrical, Mechanical Systems and associated work	\$44,140.00

Activities for Year: 4 FFY Grant: 2006 AHAFY: 2007		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-066M.L.King	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,126.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,126.00
	Subtotal (GA6 -066M.L.King)	\$175,235.00
GA6-999AuthorityWide	Non-dwelling Equipment: Computer Hardware	\$84,078.00
	MIP: Security Costs	\$1,476,325.00
	MIP: Resident Services	\$323,395.00
	MIP: Administrative and Technological Improvements	\$1,167,799.00
	Fees and Costs: Consultant	\$1,062,034.00
	Designated Housing: Relocation	\$243,383.00
	Administration Costs	\$1,305,752.00
	Subtotal (GA6 -999AuthorityWide)	\$5,662,766.00
Total CFPEstimatedCost	\$13,057,529.00	

Activities for Year: 5 FFY Grant: 2007 AHAFY: 2008		
Development Name/Number	Major Work Categories	Estimated Cost
GA6-066M.L.King	Non-dwelling Structures: Management/Maintenance/Community Facilities, Public Rest Rooms, Community Kitchens and Associated Work	\$22,070.00
	Non-dwelling Equipment: Office furniture and equipment for community rooms and common areas/heavy equipment used in maintenance and delivery of building services	\$22,070.00
	Subtotal (GA 6-066M.L.King)	\$174,794.00
GA6-999AuthorityWide	Non-dwelling Equipment: Computer Hardware	\$83,866.00
	MIP: Security Costs	\$1,476,325.00
	MIP: Resident Services	\$323,395.00
	MIP: Administrative and Technological Improvements	\$1,167,799.00
	Fees and Costs: Consultant	\$1,059,365.00
	Designated Housing: Relocation	\$242,771.00
	Administration Costs	\$1,305,752.00
	Subtotal (GA6 -999AuthorityWide)	\$5,659,273.00
Total CFPEstimatedCost	\$13,057,529.00	

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

PHAName		Grant Type and Number		Federal FY of Grant:	
The Housing Authority of the City of Atlanta, Georgia		Capital Fund Program Grant No: GA06P006709-99 Replacement Housing Factor Grant No:		1999	
<input checked="" type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (___6___)	
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending		<input type="checkbox"/> Final Performance and Evaluation Statement			
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs	\$6,123,714.89	\$6,123,714.89	6,123,714.89	6,017,956.17
	Management Improvements Hard Costs				
4	1410 Administration	\$2,109,197.75	\$2,107,057.78	2,107,057.78	2,100,124.57
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$189,253.79	\$323,839.73	323,839.73	243,758.12
8	1440 Site Acquisition				
9	1450 Site Improvement	\$391,421.99	\$384,655.00	384,655.00	280,980.47
10	1460 Dwelling Structures	\$6,144,673.47	\$6,027,189.38	6,027,189.38	4,874,534.28
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structure	\$1,178,065.38	\$1,121,864.78	1,121,864.78	823,691.52
13	1475 Nondwelling Equipment	\$261,217.73	\$309,223.44	309,223.44	294,344.06
14	1485 Demolition	\$4,500.00	\$4,500.00	4,500.00	4,500.00
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$0.00			
18	1499 Development Activities	\$3,003,891.00	\$3,003,891.00	3,003,891.00	-
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$19,405,936.00	\$19,405,936.00	19,405,936.00	14,639,889.19
21	Amount of line 20 Related to LBP Activities	\$0.00	\$20,900.00	20,900.00	18,000.00
22	Amount of line 20 Related to Section 504 Compliance	\$0.00	\$650,857.20	650,857.20	62,207.00
23	Amount of line 20 Related to Security-Soft Costs	\$1,476,324.77	\$3,912,645.79	3,912,645.79	3,821,717.15
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No: GA06P006709-99
 Replacement Housing Factor Grant No:

Federal FY of Grant: 1999

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	
GA6-003	203 Capitol Homes							
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		89,425.00	51,925.00	51,925.00	51,925.00	Completed
	Dwelling Structures -Extraordinary Unit Prep: replace/ repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		138,678.21	138,678.21	138,678.21	138,678.21	Completed
	Fencing	1450		40,000.00	28,675.91	28,675.91	20,330.99	Work in Progress
	HVAC	1460		0.00	11,324.09	11,324.09	11,324.09	Completed
	Sewers -Capital	1450		199,530.58	196,624.29	196,624.29	194,735.99	Work in Progress
	Site Improvements	1450		14,746.41	14,746.41	14,746.41	13,351.00	Work in Progress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-004	204GradyHomes							
	ADA/504Compliance -Dwelling	1460		25,860.00	25,860.00	25,860.00	25,860.00	Completed
	CyclePainting	1460		2,074.67	2,074.67	2,074.67	2,074.67	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replace of systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		12,875.00	12,875.00	12,875.00	12,875.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair /upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		3,804.35	3,804.35	3,804.35	3,804.35	Completed
	InfrastructureImprovements	1450		517.49	517.49	517.49	517.49	Completed
GA6-006	206CarverHomes							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		350.00	350.00	350.00	350.00	Completed
GA6-008	PerryHomesHOPEVI							
	DevelopmentActivities	1498		3,003,891.00	3,003,891.00	3,003,891.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-010	210UniversityHomes							
	ADA/504Compliance -Dwelling	1460		4,237.00	4,237.00	4,237.00	4,237.00	Completed
	DwellingStructures -Ex traordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		43,724.96	43,724.96	43,724.96	30,071.00	WorkinProgress
	DwellingS tructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalc omponents	1460		17,700.00	17,700.00	17,700.00	17,700.00	Completed
	HVAC	1460		9,022.71	9,022.71	9,022.71	9,022.71	Completed
GA6-011	211AntoineGraves							
	Painting/Caulking	1460		12,975.20	12,975.20	12,975.20	12,975.20	Completed
GA6-012	212BowenHomes							
	ADA/504Compliance -Dwelling	1460		304,800.00	304,800.00	304,800.00	0.00	InDesign
	BuildingEnvelop	1460		275,294.03	189,896.53	189,896.53	10,950.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepai rsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		25,237.00	19,440.00	19,440.00	19,440.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet, cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		18,000.00	13,491.44	13,491.44	13,491.44	Completed
	NondwellingStructures	1470		10,000.00	0.00	0.00	0.00	Completed
	SiteImprovements	1450		1,357.00	1,357.00	1,357.00	1,357.00	Completed
GA6-013	213JohnO.Chiles							
	FireAlarms	1460		0.00	18,691.68	18,691.68	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-016	216McDanielGlenn							
	ADA/504Compliance -Nondwell.	1470		33,334.41	33,334.41	33,334.41	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		24,280.91	24,280.91	24,280.91	24,200.37	WorkinProgress
GA6-017	217ThomasvilleHeights							
	BuildingEnvelop	1460		6,825.44	6,825.44	6,825.44	0.00	InDesign
	ConstructionManagementFees	1430		6,324.71	6,324.71	6,324.71	6,324.71	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		72,000.00	72,000.00	72,000.00	69,500.00	WorkinProgress
	ErosionControl	1450		44,050.00	44,050.00	44,050.00	44,050.00	Completed
	SecurityContract -PMCO -Cap Windows/Doors	1408 1460		26,727.65 1,178,568.00	26,727.65 1,178,568.00	26,727.65 1,178,568.00	26,727.65 1,178,568.00	Completed Completed
GA6-023	223EnglewoodManor							
	ExteriorStairs	1460		100,000.00	100,000.00	100,000.00	100,000.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-024	224U -RescueVilla							
	ConstructionManagementFees	1430		0.00	3,750.00	3,750.00	3,350.00	WorkinProgress
	CyclePainting	1460		0.00	12,000.00	12,000.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		14,048.00	11,784.52	11,784.52	11,784.52	Completed
	DwellingStructures -Extraordi nary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		11,344.13	11,344.13	11,344.13	10,985.74	WorkinProgress
	Gutters/Downspouts/Soffets	1460		19,200.00	0.00	0.00	0.00	Reprogrammed
	HVAC	1460		30,000.00	30,000.00	30,000.00	0.00	InDesign
	Kitchens	1460		43,528.00	43,528.00	43,528.00	27,277.00	WorkinProgress
	ReimbursableFees	1430		0.00	1,140.00	1,140.00	324.47	Workin Progress
	SecurityDoors	1470		42,589.00	0.00	0.00	0.00	Reprogrammed
SecurityWindows	1460		178,111.00	72,993.01	72,993.01	2,439.36	WorkinProgress	
GA6-025	225GeorgiaAvenue							
	ADA/504Compliance -Dwelling	1460		186,293.00	182,018.00	182,018.00	0.00	InDe sign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandoth ersystems.	1460		17,924.00	17,924.00	17,924.00	17,924.00	Completed
	HVAC	1460		338,538.29	338,538.29	338,538.29	319,902.09	WorkinProgress
GA6-026	226GravesAnnex							
ADA/504Compliance -Dwelling	1460		32,110.00	32,110.00	32,110.00	32,110.00	Completed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-027	227RooseveltHouse							
	ConstructionManag ementFees	1430		15,386.00	15,386.00	15,386.00	10,440.50	WorkinProgress
	Elevators	1460		157,936.44	157,936.44	157,936.44	157,936.44	Completed
	MajorSystems	1460		3,667.92	3,667.92	3,667.92	0.00	InDesign
	ReimbursableFees	1430		1,332.08	1,332.08	1,332.08	1,332.08	Completed
GA6-028	228BankheadCourts							
	ConstructionManagementFees	1430		0.00	27,960.00	27,960.00	6,360.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	4,508.56	4,508.56	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		45,044.00	45,044.00	45,044.00	45,044.00	Completed
	OtherPlanningCosts	1430		0.00	1,019.10	1,019.10	1,019.10	Completed
	SiteImprovements	1450		0.00	22,445.90	22,445.90	0.00	InDesign
GA6-031	231JonesboroSouth							
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		10,411.97	10,411.97	10,411.97	10,411.97	Completed
	Windows/Doors	1460		382,860.36	382,860.36	382,860.36	382,860.36	Completed
GA6-032	232JonesboroNorth							
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		25,759.52	33,034.52	33,034.52	18,095.52	WorkinProgress
	Windows/Doors	1460		308,921.64	308,921.64	308,921.64	308,921.64	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-036	236KimberlyCourts							
	Demolition	1485		4,500.00	4,500.00	4,500.00	4,500.00	Completed
GA6-037	237HerndonHomes							
	CommunityCenter	1470		1,045,545.04	1,045,545.04	1,045,545.04	809,624.43	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems .	1460		112,679.00	112,679.00	112,679.00	112,679.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andother electricalcomponents	1460		86,800.00	86,800.00	86,800.00	86,800.00	Completed
	Fencing	1450		6,638.00	6,638.00	6,638.00	6,638.00	Completed
	Sidewalks	1450		69,600.00	69,600.00	69,600.00	0.00	InDesign
GA6-043	243Juniperand10th							
	ConstructionManagementFees	1430		14,458.08	14,458.08	14,458.08	14,458.08	Completed
	Elevators	1460		100,950.96	103,214.44	103,214.44	103,214.44	Completed
GA6-044	244Westminster							
	LeadManagement	1460		1,480.00	1,480.00	1,480.00	0.00	InDesign
	LeadTesting/Consulting	1430		1,420.00	1,420.00	1,420.00	0.00	InDesign
GA6-045	245Peachtree Road							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandother systems.	1460		8,376.03	8,376.03	8,376.03	8,376.03	Completed
GA6-047	247CheshireBridge							
	ConstructionManagementFees	1430		15,490.80	15,490.80	15,490.80	15,490.80	Completed
	SecurityContract -PMCO -Cap	1408		55,000.00	55,000.00	55,000.00	34,625.01	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-048	248PiedmontRoad							
	BuildingEnvelop	1460		225,377.16	225,377.16	225,377.16	225,377.16	Completed
	ConstructionManagementFees	1430		7,820.00	7,820.00	7,820.00	7,820.00	Completed
	ParkingDeck	1470		1,706.38	0.00	0.00	0.00	Reprogrammed
GA6-052	252MarianRoad							
	BuildingEnvelop	1460		279,981.33	328,967.73	328,967.73	279,981.33	WorkinProgress
	ConstructionManagementFees	1430		21,687.12	45,782.12	45,782.12	21,687.12	WorkinProgress
	HVAC	1460		43,843.15	75,879.74	75,879.74	59,052.70	WorkinProgress
GA6-053	253HightowerManor							
	ADA/504Compliance -Dwelling	1460		25,382.79	25,382.79	25,382.79	0.00	InDesign
	ConstructionManagementFees	1430		0.00	7,972.50	7,972.50	4,427.50	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		15,001.42	15,001.42	15,001.42	15,001.42	Completed
	NondwellingStructures	1470		0.00	25,985.66	25,985.66	0.00	InDesign
	OtherPlanning Costs	1430		0.00	14.34	14.34	14.34	Completed
GA6-054	254BargeRoad							
	Roofs	1460		58,299.20	58,299.20	58,299.20	58,299.20	Completed
GA6-056	256MartinStreetPlaza							
	CyclePainting	1460		5,291.00	5,291.00	5,291.00	0.00	InDesign
	DwellingStructures -Extrao rdinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		4,984.00	4,984.00	4,984.00	4,984.00	Completed
GA6-058	258MariettaRoad							
	BuildingEnvelop	1460		141,210.00	141,208.84	141,208.84	141,208.84	Completed
	ConstructionManagementFees	1430		8,800.00	8,800.00	8,800.00	8,800.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-060	260EastlakeHighrise							
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	1,706.38	1,706.38	1,706.38	Completed
GA6-064	264CosbySpearTowers							
	ADA/504 Compliance -Dwelling	1460		43,115.00	43,115.00	43,115.00	0.00	InDesign
	ConstructionManagementFees	1430		0.00	37,500.00	37,500.00	16,060.00	WorkinProgress
	CyclePainting	1460		27,000.00	15,000.00	15,000.00	897.00	WorkinProgress
	DwellingStructures	1460		0.00	6,189.00	6,189.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorr oofrepairs, boilerrepairsandothersystems.	1460		11,290.00	11,290.00	11,290.00	11,290.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		28,000.00	42,350.00	42,350.00	0.00	InDesign
	Elevators	1460		70,000.00	70,000.00	70,000.00	0.00	InDesign
	NDCeilings	1470		16,999.67	16,999.67	16,999.67	14,067.09	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-066	266MartinLutherKing							
	ConstructionManagementFees	1430		12,985.00	12,985.00	12,985.00	12,985.00	Completed
	CyclePainting	1460		11,319.43	11,319.43	11,319.43	10,819.43	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:R epair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		1,861.14	1,861.14	1,861.14	1,861.14	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/ repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		912.95	912.95	912.95	912.95	Completed
	ReimbursableFees	1430		150.00	150.00	150.00	150.00	Completed
	Roofs	1460		160,169.00	160,169.00	160,169.00	160,169.00	Completed
GA6-301	301ExecutiveOffice							
	Public,Comm.&GovtRelations	1408		110,954.71	110,954.71	110,954.71	110,954.71	Completed
GA6-311	311GeneralCounsel							
	StaffTraining -Capital	1408		9,711.00	9,711.00	9,711.00	9,711.00	Completed
GA6-312	312RiskManagement							
	Environ.SafetySrvcsMgt.	1460		4,734.86	4,734.86	4,734.86	4,734.86	Completed
GA6-341	341Finance							
	CFPCoordination	1408		68,750.00	68,750.00	68,750.00	68,750.00	Completed
	NontechnicalSalaries -Admin	1410		2,049,721.05	2,049,721.05	2,049,721.05	2,049,721.05	Completed
	ProfessionSrvcs -Capital	1408		23,111.85	29,151.19	29,151.19	23,110.91	WorkinProgress
	ReportingMgr/RecordsCoord.	1408		82,000.00	82,000.00	82,000.00	82,000.00	Completed
	SundryAdmin -Capital	1410		0.00	1,534.45	1,534.45	1,534.45	Completed
	TemporaryAssistance -Capital	1408		8,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-351	351SupportServices							
	A/EFees	1430		3,400.00	3,400.00	3,400.00	3,400.00	Completed
	Landscaping	1450		15,500.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		149,917.72	197,923.43	197,923.43	184,371.17	WorkinProgress
	NondwellingStructures	1470		29,597.26	0.00	0.00	0.00	Completed
	RecordsManagementProgram	1408		159,542.55	132,012.99	132,012.99	132,012.99	Completed
	SystemsOperations -Capital	1408		121,065.51	121,065.51	121,065.51	121,065.51	Completed
	TemporaryAssistance -Capital	1408		73,746.49	73,746.49	73,746.49	73,746.49	Completed
GA6-353	353IMS							
	ComputerHardware -Capital	1475		106,239.11	106,239.11	106,239.11	104,911.99	WorkinProgress
	IMSPersonnelCosts -Capital	1408		217,093.45	217,093.45	217,093.45	217,093.45	Completed
	SoftwareLicenses -Capital	1408		74,349.95	74,349.95	74,349.95	74,349.95	Completed
	StaffTraining -Capital	1408		9,956.25	9,956.25	9,956.25	9,956.25	Completed
	WebPage -InternalCommun.	1408		60,000.00	60,000.00	60,000.00	0.00	InDesign
GA6-359	359Contracts&Procure.							
	Advertising -Capital	1410		5,938.40	5,938.40	5,938.40	5,938.40	Completed
	ContractAdmin.Program	1408		10,226.26	10,226.26	10,226.26	10,226.26	Completed
	StaffTraining -Capital	1408		6,119.44	6,119.44	6,119.44	5,398.91	WorkinProgress
	VendorOutreachProgram	1408		68,136.56	68,136.56	68,136.56	68,136.56	Completed
GA6-360	360ProjectAdmin.							
	RecordsManagemen tProgram	1408		0.00	27,530.50	27,530.50	14,894.00	WorkinProgress
GA6-361	361HumanResources							
	ComputerSoftware -Capital	1408		8,000.00	8,000.00	8,000.00	8,000.00	Completed
	StaffTraining -Capital	1408		59,123.74	59,123.74	59,123.74	59,123.74	Completed
	TrainingGeneralist -Capital	1408		8,923.63	8,923.63	8,923.63	8,923.63	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-372	372DCM							
	EnergyAudit -Capital	1430		80,000.00	90,000.00	90,000.00	90,000.00	Completed
	LeadTesting/Consulting	1430		0.00	18,000.00	18,000.00	18,000.00	Completed
	OfficeSupplies -CapAdmin	1410		4,700.00	4,293.24	4,293.24	4,293.24	Completed
	RiskMgt. -CapAdmin	1410		5,200.00	5,200.00	5,200.00	0.00	InDesign
	SupportSrvcs -CapAdmin	1410		27,974.00	26,439.55	26,439.55	24,706.34	WorkinProgress
	Telephone -Capital	1410		14,272.00	12,770.19	12,770.19	12,770.19	Completed
	Travel -Capital	1410		1,392.30	1,160.90	1,160.90	1,160.90	Completed
GA6-401	401RealEstateMgt.							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		50,152.28	49,462.77	49,462.77	49,462.77	Completed
	HVAC	1460		13,637.20	0.00	0.00	0.00	Completed
	Maint.Salaries -Capital	1460		50,038.75	50,038.75	50,038.75	50,038.75	Completed
	SecurityContract -PMCO -Cap	1408		2,755,944.27	2,755,944.27	2,755,944.27	2,755,944.27	Completed
GA6-406	406SpecialInitiative							
	QHWRA -Salaries	1408		32,751.14	32,751.14	32,751.14	32,751.14	Completed
	QHWRAPlanning	1408		31,352.55	24,701.49	24,701.49	24,701.49	Completed
	ResidentRecertification	1408		25,032.34	25,032.34	25,032.34	25,032.34	Completed
	Str.BusinessPlan. -CapSal.	1408		71,098.86	71,098.86	71,098.86	71,098.86	Completed
GA6-410	410Corpora tePlanning							
	QHWRAPlanning	1408		0.00	6,651.06	6,651.06	4,440.11	WorkinProgress
GA6-441	441ResidentServices							
	ResSrvcsContractCosts -Cap	1408		35,157.47	35,157.47	35,157.47	35,157.47	Completed
	ResSrvcsSalaries -AHACap	1410		489,456.00	489,456.00	489,456.00	489,456.00	Completed
	ResidentTraining -Capital	1408		10,146.35	10,146.35	10,146.35	10,146.35	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-461	461ProtectiveServices							
	ApplicantScreeningProgram	1408		44,080.04	46,039.76	46,039.76	46,039.76	Completed
	Prot.Sr vcsSal. -Cap	1408		950,000.00	950,000.00	950,000.00	950,000.00	Completed
	SecurityContract -PMCO -Cap	1408		46,919.96	46,919.96	46,919.96	46,919.96	Completed
	SecurityEquipt.Install -Cap	1475		5,060.90	5,060.90	5,060.90	5,060.90	Completed
GrandTotal				19,405,936.00	19,405,936.00	19,405,936.00	14,639,889.19	

Annual Statement/Performance and Evaluation Report

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

Part III: Implementation Schedule

PHA Name: The Housing Authority of the City of Atlanta, Georgia
Grant Type and Number: Capital Fund Program Grant No: GA06P006709-99
 Replacement Housing Factor Grant No:

Federal FY of Grant: 1999

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	
GA6-003 203 Capitol Homes	9/30/2001		7/1/2001	9/30/2003			
GA6-004 204 Grady Homes	9/30/2001		7/1/2000	9/30/2002		7/6/2001	
GA6-006 206 Carver Homes	9/30/2001		9/30/2001	9/30/2002		9/30/2001	
GA6-008 Perry Homes HOPEVI	9/30/2001		9/30/2001	9/30/2003			
GA6-010 210 University Homes	9/30/2001		7/1/2000	9/30/2002	9/30/2003		
GA6-011 211 Antoine Graves	9/30/2001		9/30/2000	9/30/2002		11/5/2001	
GA6-012 212 Bowen Homes	9/30/2001		9/30/2001	9/30/2003			
GA6-013 213 John O. Chiles	9/30/2001		9/30/2001	9/30/2003			
GA6-016 216 McDaniel Glenn	9/30/2001		9/30/2000	9/30/2003			
GA6-017 217 Thomasville Heights	9/30/2001		9/30/2000	9/30/2002	9/30/2003		
GA6-023 223 Englewood Manor	9/30/2001		7/1/2001	9/30/2002		12/14/2001	
GA6-024 224 U -Rescue Villa	9/30/2001		7/1/2001	9/30/2003			
GA6-025 225 Georgia Avenue	9/30/2001		7/1/2001	9/30/2002	9/30/2003		
GA6-026 226 Graves Annex	9/30/2001		9/30/2000	9/30/2002		11/16/2001	
GA6-027 227 Roosevelt House	9/30/2001		1/31/2001	9/30/2002	9/30/2003		
GA6-028 228 Bankhead Courts	9/30/2001		10/25/2001	9/30/2003			
GA6-031 231 Jonesboro South	9/30/2001		6/30/2001	9/30/2002		10/5/2001	
GA6-032 232 Jones boro North	9/30/2001		6/30/2001	9/30/2003			
GA6-036 236 Kimberly Courts	9/30/2001		10/31/2000	9/30/2002		4/20/2001	
GA6-037 237 Herndon Homes	9/30/2001		7/1/2001	9/30/2002	9/30/2003		
GA6-043 243 Juniper and 10th	9/30/2001		5/1/2001	9/30/2003		9/30/2002	
GA6-044 244 Westminster	9/30/2001		9/30/2000	9/30/2003			
GA6-045 245 Peachtree Road	9/30/2001		7/1/2001	9/30/2002		11/9/2001	

DevelopmentNumber/ NameHA -Wide Activities	AllFundsObligated (QuarterEndingDate)			AllFundsExpended (QuarterEnding Date)			ReasonsforRevisedTarget Dates
	Original	Revised	Actual	Original	Revised	Actual	
GA6-047 247CheshireBridge	9/30/2001		5/1/2001	9/30/2003			
GA6-048 248PiedmontRoad	9/30/2001		5/1/2001	9/30/2002		6/15/2001	
GA6-052 252MarianRoad	9/30/2001		5/1/2001	9/30/2002	9/30/2003		
GA6-053 253HightowerManor	9/30/2001		7/1/2001	9/30/2003			
GA6-054 254BargeRoad	9/30/2001		9/30/2001	9/30/2002		10/19/2001	
GA6-056 256MartinStreetPlaza	9/30/2001		7/1/2001	9/30/2003			
GA6-058 258MariettaRoad	9/30/2001		5/1/2001	9/30/2002		6/15/2001	
GA6-064 264CosbySpearTowers	9/30/2001		7/1/2001	9/30/2003			
GA6-066 266MartinLutherKing	9/30/2001		9/30/2000	9/30/2002	9/30/2003		
GA6-301 301ExecutiveOffice	9/30/2001		9/30/2000	9/30/2002		3/23/2001	
GA6-311 311GeneralCounsel	9/30/2001		9/30/2001	9/30/2002		9/30/2001	
GA6-312 312RiskManagement	9/30/2001		9/30/2001	9/30/2002		9/30/2001	
GA6-341 341Finance	9/30/2001		9/30/2001	9/30/2003			
GA6-351 351SupportServices	9/30/2001		9/30/2001	9/30/2002	9/30/2003		
GA6-353 353IMS	9/30/2001		9/30/2001	9/30/2003			
GA6-359 359Contracts&Procure.	9/30/2001		9/30/2001	9/30/2003			
GA6-361 361HumanResources	9/30/2001		9/30/2001	9/30/2002		12/28/2001	
GA6-372 372DCM	9/30/2001		7/31/2001	9/30/2003			
GA6-401 401RealEstateMgt.	9/30/2001		9/30/2001	9/30/2002		5/18/2001	
GA6-406 406SpecialInitiative	9/30/2001		9/30/2001	9/30/2002		9/30/2002	
GA6-410 410CorporatePlanning	9/30/2001		9/30/2001	9/30/2002	9/30/2003		
GA6-441 441ResidentServices	9/30/2001		9/30/2001	9/30/2002	9/30/2003		
GA6-461 461ProtectiveServices	9/30/2001		9/30/2001	9/30/2003		6/30/2003	

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PH Name			Grant Type and Number			Federal FY of Grant:		2000	
The Housing Authority of the City of Atlanta, Georgia			Capital Fund Program Grant No: GA06P00650100						
			Replacement Housing Factor Grant No:						
<input type="checkbox"/> Original Annual Statement			<input type="checkbox"/> Reserve for Disasters/Emergencies			<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (5)			
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending			<input type="checkbox"/> Final Performance and Evaluation Statement						
Line No.	Summary by Development Account	Total Estimated Cost			Total Actual Cost				
		Original	Revised	Obligated	Expended				
1	Total non-CFP Funds								
2	1406 Operations	\$3,625,445.40	\$3,625,445.40	\$3,625,445.40	\$6,647.00				
3	1408 Management Improvements Soft Costs	\$4,090,941.52	\$3,872,139.88	\$3,872,139.88	\$3,495,623.60				
	Management Improvements Hard Costs								
4	1410 Administration	\$1,718,000.00	\$1,938,352.32	\$1,938,352.32	\$1,938,315.54				
5	1411 Audit								
6	1415 Liquidated Damages								
7	1430 Fees and Costs	\$1,271,556.62	\$1,366,017.25	\$1,366,017.25	\$1,089,855.72				
8	1440 Site Acquisition								
9	1450 Site Improvement	\$189,483.04	\$296,588.19	\$296,588.19	\$27,439.19				
10	1460 Dwelling Structures	\$3,881,137.21	\$4,846,586.81	\$4,846,586.81	\$2,780,406.43				
11	1465.1 Dwelling Equipment-Nonexpendable								
12	1470 Nondwelling Structure	\$253,113.45	\$76,635.77	\$76,635.77	\$0.00				
13	1475 Nondwelling Equipment	\$408,572.68	\$416,484.30	\$416,484.30	\$390,848.61				
14	1485 Demolition	\$1,055,000.00	\$1,055,000.00	\$1,055,000.00	\$0.00				
15	1490 Replacement Reserve	\$0.00	\$0.00	\$0.00	\$0.00				
16	1492 Moving to Work Demonstration								
17	1495.1 Relocation Costs	\$1,000,000.00	\$0.00	\$0.00	\$0.00				
18	1499 Development Activities	\$633,977.08	\$633,977.08	\$633,977.08	\$0.00				
19	1502 Contingency								
20	Amount of Annual Grant (Sum of lines 2-19)	\$18,127,227.00	\$18,127,227.00	\$18,127,227.00	\$9,729,136.09				
21	Amount of line 20 Related to LBP Activities	\$559,227.69	\$474,078.66	\$474,078.66	\$91,295.00				
22	Amount of line 20 Related to Section 504 Compliance	\$123,716.80	\$303,384.30	\$303,384.30	\$92,105.00				
23	Amount of line 20 Related to Security-Soft Costs	\$2,416,459.18	\$2,137,234.02	\$2,137,234.02	\$1,950,655.68				
24	Amount of line 20 Related to Security-Hard Costs								
25	Amount of line 20 Related to Energy Conservation Measures								
26	Collateralization Expenses or Debt Service								

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No: GA06P00650100
 Replacement Housing Factor Grant No:

Federal FY of Grant: 2000

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	
GA6-003	203 Capitol Homes							
	Construction Management Fees	1430		0.00	3,470.00	3,470.00	1,433.00	Work in Progress
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		20,600.00	41,890.00	41,890.00	41,890.00	Completed
	Fencing	1450		10,000.00	6,530.00	6,530.00	0.00	Work in Progress
	HVAC	1460		10,000.00	26,356.98	26,356.98	25,896.52	Work in Progress
	Lead Abatement	1460		18,000.00	4,985.00	4,985.00	4,985.00	Completed
	Lead Management	1460		16,500.00	0.00	0.00	0.00	Reprogrammed
	Lead Testing/Consulting	1430		20,475.00	0.00	0.00	0.00	Reprogrammed
	Security Contract -PMCO -Cap	1408		140,866.80	0.00	0.00	0.00	Reprogrammed
	Sewers -Capital	1450		14,554.46	14,554.46	14,554.46	14,554.46	Completed
	Site Improvements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed
GA6-004	204 Grady Homes							
	ADA/504 Compliance -Dwelling	1460		2,363.80	2,363.80	2,363.80	0.00	In Design
	Dwelling Structures -Extraordinary Unit Prep: replace/repair /upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		0.00	1,850.00	1,850.00	1,622.14	Work in Progress
	Lead Abatement	1460		50,136.20	45,136.20	45,136.20	0.00	In Design
	Lead Management	1460		14,000.00	14,000.00	14,000.00	7,730.00	Work in Progress
	Lead Testing/Consulting	1430		14,260.00	14,260.00	14,260.00	5,740.00	Work in Progress
	Security Contract -PMCO -Cap	1408		171,800.00	171,800.00	171,800.00	110,272.81	Work in Progress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-008	PerryHomesHOPEVI							
	Demolition	1485		1,055,000.00	1,055,000.00	1,055,000.00	0.00	InDesign
	DevelopmentActivities	1499		633,977.08	633,977.08	633,977.08	0.00	InDesign
GA6-010	210UniversityHomes							
	ConstructionManagementFees	1430		48,600.00	48,600.00	48,600.00	38,100.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures, receptacles, andotherelectricalcomponents	1460		0.00	3,380.00	3,380.00	580.00	WorkinProgress
	HVAC	1460		445,500.00	0.00	0.00	0.00	Reprogrammed
	LeadManagement	1460		25,478.00	25,478.00	25,478.00	1,030.00	WorkinProgress
	LeadTesting/Consulting	1430		19,400.00	19,400.00	19,400.00	5,295.00	WorkinProg ress
GA6-011	211AntoineGraves							
	SecurityContract -PMCO -Cap	1408		7,866.98	7,866.98	7,866.98	13,875.78	WorkinProgress
GA6-012	212BowenHomes							
	DwellingStructures -Extraordinary UnitPrep:re place/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		39,775.00	39,775.00	39,775.00	39,775.00	Completed
	LeadManagement	1460		2,000.00	1,215.00	1,215.00	0.00	WorkinProgress
	LeadTesting/C onsulting	1430		6,700.00	9,485.00	9,485.00	6,590.00	WorkinProgress
GA6-013	213JohnO.Chiles							
	ADA/504Compliance -Dwelling	1460		0.00	54,805.00	54,805.00	54,805.00	Completed
	Painting/Caulking	1460		0.00	15,576.02	15,576.02	15,576.02	Completed
	Security Contract -PMCO -Cap	1408		111,000.00	111,000.00	111,000.00	108,790.64	WorkinProgress
GA6-014	214PalmerHouse							
	ADA/504Compliance -Dwelling	1460		0.00	2,331.83	2,331.83	0.00	InDesign
	NondwellingStructures	1470		0.00	3,183.00	3,183.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-016	216McDanielGlenn							
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		749.79	19,644.89	19,644.89	9,135.15	WorkinProgress
	LeadManagement	1460		10,244.00	0.00	0.00	0.00	Reprogrammed
	LeadTesting/Consulting	1430		12,830.00	17,564.25	17,564.25	6,190.00	WorkinProgress
GA6-017	217ThomasvilleHeights							
	BuildingEnve lop	1460		1,841.75	34,322.57	34,322.57	0.00	InDesign
	CyclePainting	1460		0.00	1,305.24	1,305.24	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;em ergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		45,000.00	31,003.50	31,003.50	7,374.19	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile, carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	13,996.50	13,996.50	13,996.50	Completed
	ErosionControl	1450		0.00	19,719.00	19,719.00	0.00	InDesign
	LeadManagement	1460		18,750.00	18,750.00	18,750.00	0.00	InDesign
	LeadTesting/Consulting	1430		9,500.00	12,500.00	12,500.00	5,440.00	WorkinProgress
GA6-020	220HollywoodCourts							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	25,000.00	25,000.00	4,992.40	WorkinProgress
	LeadManagement	1460		2,000.00	2,000.00	2,000.00	620.00	WorkinProgress
	LeadTesting/Consulting	1430		5,950.00	7,950.00	7,950.00	4,690.00	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObli gated	Funds Expended	
GA6-021	221GilbertGardens							
	ADA/504Compliance -Dwelling	1460		0.00	2,981.67	2,981.67	0.00	InDesign
	ConsultantandOtherFees	1430		0.00	5,900.00	5,900.00	5,900.00	Completed
	DwellingStructures -Extraor dinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	7,433.00	7,433.00	3,548.80	WorkinProgress
	LeadMana gement	1460		3,900.00	3,900.00	3,900.00	620.00	WorkinProgress
	LeadTesting/Consulting	1430		6,340.00	9,440.00	9,440.00	8,220.00	WorkinProgress
GA6-023	223EnglewoodManor							
	CyclePainting	1460		0.00	23,335.42	23,335.42	1,650.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	4,385.00	4,385.00	0.00	InDesign
	Gutters/Downspouts/Soffets	1460		0.00	64,603.56	64,603.56	0.00	InDesign
	LeadManagement	1460		140,200.00	111,932.00	111,932.00	1,860.00	WorkinProgress
	LeadTesting/Consulting	1430		25,400.00	32,400.00	32,400.00	4,755.00	WorkinProgress
	Roofs	1460		0.00	12,000.00	12,000.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsOblig ated	Funds Expended	
GA6-024	224U -RescueVilla							
	ConstructionManagementFees	1430		0.00	11,449.00	11,449.00	6,940.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	5,000.00	5,000.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		2,707.51	13,558.39	13,558.39	2,781.00	WorkinProgress
	LeadManagement	1460		40,000.00	40,000.00	40,000.00	1,860.00	WorkinProg ress
	LeadTesting/Consulting	1430		12,080.00	10,080.00	10,080.00	3,500.00	WorkinProgress
	SecurityDoors	1470		221,751.77	73,452.77	73,452.77	0.00	InDesign
GA6-025	225GeorgiaAvenue							
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		190,271.31	190,271.31	190,271.31	0.00	InDesign
	HVAC	1460		33,561.92	33,561.92	33,561.92	33,561.51	WorkinProgress
	SecurityContract -PMCO -Cap	1408		83,074.50	83,074.50	83,074.50	73,264.14	WorkinProgress
GA6-026	226GravesAnnex							
	CyclePainting	1460		0.00	1,500.00	1,500.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	2,000.00	2,000.00	0.00	InDesign
	SecurityContract -PMCO -Cap	1408		70,520.20	70,520.20	70,520.20	58,999.50	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-027	227RooseveltHouse							
	MajorSystems	1460		0.00	7,846.83	7,846.83	0.00	InDesign
	SecurityContract -PMCO -Cap	1408		85,900.00	85,900.00	85,900.00	62,029.40	WorkinProgress
GA6-028	228Bankhea dCourts							
	ADA/504Compliance -Dwelling	1460		0.00	40,585.00	40,585.00	37,300.00	WorkinProgress
	ConstructionManagementFees	1430		0.00	4,751.00	4,751.00	1,036.00	WorkinProgress
	LeadManagement	1460		3,400.00	5,400.00	5,400.00	3,980.00	WorkinProgress
	LeadTesting/Consulting	1430		6,870.00	10,870.00	10,870.00	6,320.00	WorkinProgress
	OtherPlanningCosts	1430		0.00	8.76	8.76	0.00	InDesign
GA6-029	229LeilaValley							
	CyclePainting	1460		0.00	16,206.17	16,206.17	0.00	InDesign
	InfrastructureImprovement s	1450		0.00	147,847.93	147,847.93	0.00	InDesign
	LeadManagement	1460		1,000.00	1,000.00	1,000.00	0.00	InDesign
	LeadTesting/Consulting	1430		8,400.00	13,400.00	13,400.00	0.00	InDesign
GA6-031	231JonesboroSouth							
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	34,252.81	34,252.81	0.00	InDesign
	LeadTesting/Consulting	1430		5,500.00	8,500.00	8,500.00	0.00	InDesign
	SecurityEnhancements	1460		0.00	3,981.29	3,981.29	3,981.29	Completed
GA6-032	232JonesboroNorth							
	DwellingStructures	1460		0.00	39,638.45	39,638.45	17,305.00	WorkinProgress
	LeadManagement	1460		3,800.00	3,800.00	3,800.00	1,425.00	WorkinProgress
	LeadTesting/Consulting	1430		5,800.00	7,800.00	7,800.00	3,590.00	WorkinProgress
	SecurityEnhancements	1460		0.00	5,021.46	5,021.46	5,021.46	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-037	237HerndonHomes							
	A/EFees	1430		1,321.00	30,624.34	30,624.34	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixturs,receptacles, andotherelectricalcomponents	1460		16,182.00	16,182.00	16,182.00	0.00	InDesign
	Fencing	1450		24,156.85	4,437.85	4,437.85	4,185.85	WorkinProgress
	InfrastructureImprovements	1450		29,236.60	29,236.60	29,236.60	0.00	InDesign
	LeadManagement	1460		2,000.00	2,000.00	2,000.00	2,000.00	Completed
	LeadTesting/Consulting	1430		6,650.00	9,650.00	9,650.00	4,855.00	WorkinProgress
GA6-043	243Juniperand10th							
	ConstructionManagementFees	1430		0.00	9,474.66	9,474.66	8,530.66	WorkinProgress
	CyclePainting	1460		0.00	310.76	310.76	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalc omponents	1460		0.00	500.00	500.00	0.00	InDesign
	ReimbursableFees	1430		0.00	2,663.68	2,663.68	2,663.68	Completed
	Roofs	1460		144,935.96	42,716.55	42,716.55	42,716.55	Completed
GA6-044	244Westminster							
	ConstructionManagementFees	1430		0.00	472.00	472.00	0.00	InDesign
	ConsultantandOtherF ees	1430		0.00	4,860.00	4,860.00	4,860.00	Completed
	CyclePainting	1460		0.00	1,665.00	1,665.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinet s,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	3,096.84	3,096.84	0.00	WorkinProgress
	SiteImprovements	1450		2,250.48	2,250.48	2,250.48	0.00	InDesign
	Stairways -Capital	1460		16,035.84	16,035.84	16,035.84	16,035.84	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWo rk
				Original	Revised	FundsObligated	Funds Expended	
GA6-045	245PeachtreeRoad							
	ADA/504Compliance -Dwelling	1460		80,317.00	80,317.00	80,317.00	0.00	InDesign
	ConstructionManagementFees	1430		0.00	20,415.00	20,415.00	0.00	InDesign
	DistressCallSystem	1460		100,000.00	80,175.00	80,175.00	0.00	InDesign
	HVAC	1460		606,388.83	606,388.83	606,388.83	606,388.83	Completed
	Landscaping	1450		50,000.00	38,909.22	38,909.22	0.00	InDesign
	Roofs	1460		154,993.34	154,993.34	154,993.34	154,993.34	Completed
GA6-047	247CheshireBridge							
	ConstructionManagementFees	1430		0.00	1,239.00	1,239.00	0.00	InDesign
	CyclePainting	1460		0.00	10,036.27	10,036.27	615.00	WorkinProgress
	ReimbursableFees	1430		0.00	320.40	320.40	320.40	Completed
GA6-048	248PiedmontRoad							
	ADA/504Compliance -Dwelling	1460		40,000.00	80,000.00	80,000.00	0.00	InDesign
GA6-052	252MarianRoad							
	ConstructionManagementFees	1430		19,902.06	21,318.06	21,318.06	15,498.09	WorkinProgress
	CyclePainting	1460		0.00	6,019.58	6,019.58	0.00	InDesign
	HVAC	1460		224,257.00	3,689.00	3,689.00	0.00	InDesign
	ReimbursableFees	1430		0.00	1,212.00	1,212.00	1,212.00	Completed
	Roofs	1460		0.00	62,250.00	62,250.00	0.00	InDesign
	SecurityContract -PMCO -Cap	1408		10,920.93	10,920.93	10,920.93	10,920.93	Completed
GA6-053	253HightowerManor							
	HVAC	1460		292,680.21	292,680.21	292,680.21	292,680.21	Completed
GA6-054	254BargeRoad							
	ReimbursableFees	1430		1,036.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-056	256MartinStreetPlaza							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	1,100.00	1,100.00	1,100.00	InDesign
	Fencing	1450		7,500.00	7,500.00	7,500.00	0.00	InDesign
	Floors	1460		10,000.00	8,900.00	8,900.00	4,096.40	WorkinProgress
GA6-058	258MariettaRoad							
	ADA/504Compliance -Dwelling	1460		0.00	40,000.00	40,000.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	1,557.47	1,557.47	1,557.47	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		4,053.31	4,053.31	4,053.31	4,053.31	Completed
	SiteImprovements	1450		16,903.77	16,903.77	16,903.77	0.00	InDesign
GA6-060	260EastlakeHighrise							
	ConstructionManagementFees	1430		24,982.03	0.00	0.00	0.00	Reprogrammed
	DwellingStructures	1460		39,210.94	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	1,351,048.54	1,351,048.54	1,212,309.07	Workin Progress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-064	264CosbySpearTowers							
	ConstructionManag ementFees	1430		0.00	590.00	590.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		398,000.00	398,000.00	398,000.00	0.00	InDesign
	FireAlarmPanels	1460		109,991.03	109,991.03	109,991.03	0.00	InDesign
	InteriorLights	1460		0.00	137,499.00	137,499.00	0.00	InDesign
	Landscaping	1450		8,698.88	8,698.88	8,698.88	8,698.88	Completed
	Roofs	1460		119,063.00	119,063.00	119,063.00	0.00	InDesign
GA6-301	301ExecutiveOffice							
	Public,Comm.&GovtRelations	1408		75,000.00	205,468.20	205,468.20	201,130.38	WorkinProgress
GA6-312	312RiskManagement							
	Operations -Capital	1406		0.00	6,647.00	6,647.00	6,647.00	Completed
GA6-321	321BudgetAvailable							
	ProfServices -CapOperating	1406		0.00	3,054,226.35	3,054,226.35	0.00	InDesign
GA6-341	341Finance							
	AccountingFees -CapOperatin	1406		0.00	202,423.00	202,423.00	0.00	InDesign
	AuditPlan&Acct.Fee -Cap.	1408		40,000.00	40,000.00	40,000.00	40,000.00	Completed
	CFPCoordination	1408		66,639.72	66,639.72	66,639.72	66,639.72	Completed
	NontechnicalSalaries -Admin	1410		0.00	1,710,000.00	1,710,000.00	1,710,000.00	Completed
	Operations -Capital	1406		3,625,445.40	0.00	0.00	0.00	Reprogrammed
	ProfServices -CapOperating	1406		83,200.00	0.00	0.00	0.00	Reprogrammed
	ReportingMgr/RecordsCoord.	1408		79,439.35	79,439.35	79,439.35	79,439.35	Completed
	StaffTraining -Capital	1408		8,000.00	8,000.00	8,000.00	1,600.00	WorkinProgress
	Str.BusinessPlan. -CapSal.	1408		81,800.00	81,800.00	81,800.00	81,800.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimate dCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-351	351SupportServices							
	NondwellingEquipment -Cap	1475		18,127.00	48,705.14	48,705.14	34,042.60	WorkinProgress
	RecordsManagementProgram	1408		55,348.60	41,231.71	41,231.71	41,231.71	Completed
	SystemsOperations -Capital	1408		160,000.00	160,000.00	160,000.00	160,000.00	Completed
GA6-353	353IMS							
	ComputerHardware -Capital	1475		315,477.15	286,716.01	286,716.01	285,939.02	WorkinProgress
	IMSPersonnelCosts -Capital	1408		322,920.93	322,920.93	322,920.93	322,920.93	Completed
	SoftwareLicenses -Capital	1408		111,383.80	111,383.80	111,383.80	86,341.29	WorkinProgress
	StaffTraining -Capital	1408		10,000.00	10,000.00	10,000.00	9,230.65	WorkinProgress
	WebPage -InternalCommun.	1408		60,000.00	60,000.00	60,000.00	60,000.00	Completed
GA6-359	359Contracts&Procure.							
	ContractAdmin.Program	1408		10,000.00	10,000.00	10,000.00	9,626.27	WorkinProgress s
GA6-360	360ProjectAdmin.							
	RecordsManagementProgram	1408		0.00	31,457.98	31,457.98	10,940.00	WorkinProgress
	TemporaryAssistance -Capital	1408		0.00	20,470.94	20,470.94	18,572.71	WorkinProgress
GA6-361	361HumanResources							
	BackgroundChecks	1408		0.00	16,505.23	16,505.23	3,340.50	WorkinProgress
	ComputerSoftware -Capital	1408		0.00	83,200.00	83,200.00	35,152.21	WorkinProgress
	StaffTraining -Capital	1408		20,925.00	4,419.77	4,419.77	4,379.42	WorkinProgress
GA6-372	372DCM							
	Consultantand OtherFees	1430		0.00	65,990.00	65,990.00	0.00	InDesign
	LeadManagement	1460		13,617.47	0.00	0.00	0.00	Reprogrammed
	LeadTesting/Consulting	1430		0.00	11,183.21	11,183.21	0.00	InDesign
	NondwellingStructures	1470		31,361.68	0.00	0.00	0.00	Reprogrammed
	ProfessionSrvcs -Capital	1408		48,592.50	8,680.64	8,680.64	0.00	InDesign
	SundryAdmin -Capital	1410		7,125.83	7,125.83	7,125.83	7,089.05	WorkinProgress
	Travel -Capital	1410		874.17	874.17	874.17	874.17	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-401	401RealEstateMg t.							
	DraperContract	1430		960,968.03	938,176.89	938,176.89	938,176.89	Completed
	SecurityContract -PMCO -Cap	1408		924,531.42	924,531.42	924,531.42	924,531.42	Completed
GA6-441	441ResidentServices							
	ComputerHardware -Capital	1475		49,591.67	49,591.67	49,591.67	49,591.67	Completed
	NondwellingEquipment -Cap	1475		22,310.66	21,275.32	21,275.32	21,275.32	Completed
	ResSrvcsContractCosts -Cap	1408		374,149.12	363,152.27	363,152.27	280,552.51	WorkinProgress
	ResSrvcsContracts -CapOp.	1406		0.00	362,149.05	362,149.05	0.00	Completed
	ResSrvcsRecr.,Publ.&Oth. -Cap	1408		28,047.02	9,458.64	9,458.64	9,458.64	Completed
	ResSrvcsSalaries -AHACap	1410		220,352.32	220,352.32	220,352.32	220,352.32	Completed
	ResidentTraining -Capital	1408		31,094.45	33,438.80	33,438.80	15,514.86	WorkinProgress
	TemporaryAssistance -Capital	1408		10,000.00	9,827.45	9,827.45	9,827.45	Completed
GA6-461	461ProtectiveServices							
	ApplicantScreeningProgram	1408		45,000.00	50,062.11	50,062.11	6,272.07	WorkinProgress
	Prot.S rvcsSal. -Cap	1408		570,160.38	570,160.38	570,160.38	570,160.38	Completed
	SecurityContract -PMCO -Cap	1408		15,000.00	8,807.93	8,807.93	8,807.93	Completed
	SecurityEquipt.Install -Cap	1475		3,066.20	10,196.16	10,196.16	0.00	InDesign
	SecurityServic es -Cap	1408		6,000.00	0.00	0.00	0.00	Reprogrammed
GA6-990	990AuthorityWide							
	DesignatedHousing	1495		1,000,000.00	0.00	0.00	0.00	Reprogrammed
	NontechnicalSalaries -Admin	1410		1,710,000.00	0.00	0.00	0.00	Reprogrammed
GrandTotal				18,127,227.00	18,127,227.00	18,127,227.00	9,729,136.09	

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

PHAName The Housing Authority of the City of Atlanta, Georgia	Grant Type and Number Capital Fund Program Grant No: GA06P00650101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
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<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (___3___)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$2,262,043.60	\$2,070,219.60	2,070,219.60	117,492.90
3	1408 Management Improvements Soft Costs	\$3,284,019.00	\$3,728,371.00	3,728,371.00	2,915,378.47
	Management Improvements Hard Costs				
4	1410 Administration	\$1,642,009.00	\$1,336,506.00	1,336,506.00	1,047,010.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$1,387,043.15	\$1,620,352.64	1,620,352.64	1,415,605.88
8	1440 Site Acquisition				
9	1450 Site Improvement	\$1,021,941.47	\$1,199,125.50	1,199,125.50	445,863.88
10	1460 Dwelling Structures	\$5,598,610.98	\$5,208,667.81	5,208,667.81	1,868,034.96
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structure	\$404,132.25	\$465,413.17	465,413.17	42,324.65
13	1475 Nondwelling Equipment	\$199,455.15	\$170,598.88	170,598.88	166,494.04
14	1485 Demolition	\$0.00	\$0.00	-	-
15	1490 Replacement Reserve	\$0.00	\$0.00	-	-
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$170,000.00	\$170,000.00	-	-
18	1499 Development Activities	\$450,838.40	\$450,838.40	450,838.40	-
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$16,420,093.00	\$16,420,093.00	16,250,093.00	8,018,204.78
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0.00	-	-
22	Amount of line 20 Related to Section 504 Compliance	\$78,218.00	\$126,936.11	126,936.11	126,936.11
23	Amount of line 20 Related to Security-Soft Costs	\$2,174,774.95	\$2,428,081.19	2,428,081.19	2,024,647.29
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

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

PHAName: The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No: GA06P00650101
 Replacement Housing Factor Grant No:

Federal FY of Grant: 2001

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	
GA6-003	203 Capitol Homes							
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		16,500.00	864.34	864.34	0.00	In Design
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		0.00	10,000.00	10,000.00	8,050.00	Work in Progress
	HVAC	1460		0.00	11,435.66	11,435.66	11,435.66	Completed
	Sewers -Capital	1450		123,150.82	123,150.82	123,150.82	123,150.82	Completed
	Site Improvements	1450		10,500.00	500.00	500.00	500.00	Completed
GA6-004	204 Grady Homes							
	Building Envelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	Cycle Painting	1460		38,820.00	50,484.61	50,484.61	45,645.00	Work in Progress
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		89,359.64	101,307.64	101,307.64	101,307.64	Completed
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		0.00	44,799.53	44,799.53	30,799.53	Work in Progress
	Site Improvements	1450		44,759.00	62,999.00	62,999.00	62,999.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-008	PerryHomesHOPEVI							
	DevelopmentActivities	1498		450,838.40	450,838.40	450,838.40	0.00	InDesign
GA6-010	210UniversityHomes							
	ConstructionManagementFees	1430		0.00	1,583.00	1,583.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		17,275.04	17,275.04	17,275.04	12,550.25	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:re place/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	690.00	690.00	690.00	Completed
	MajorSystems	1460		150,000.00	150,000.00	150,000.00	57,303.68	WorkinProgress
	Prot.Srvcs.Contract -Cap	1408		202,724.00	288,346.00	288,346.00	213,913.70	WorkinProgress
	SiteImprovements	1450		50,000.00	50,000.00	50,000.00	11,600.00	WorkinProgress
GA6-011	211AntoineGraves							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		31,060.00	13,770.00	13,770.00	1,325.25	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		50,000.00	5,386.03	5,386.03	0.00	InDesign
	MajorSystems	1460		25,000.00	50,000.00	50,000.00	47,584.06	WorkinProgress
	SecurityContract -PMCO -Cap	1408		0.00	83,200.00	83,200.00	7,271.00	WorkinProgress
	SiteImprovements	1450		15,000.00	15,000.00	15,000.00	11,958.00	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-012	212BowenHomes							
	BuildingEnvelop	1460		50,000.00	1,000.00	1,000.00	0.00	InDesign
	ComputerHardware -Capital	1475		0.00	1,103.60	1,103.60	1,103.60	Completed
	DwellingStructures -Extraordinary Maintenance:Rep air/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		105,900.00	94,795.09	94,795.09	29,748.35	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		154,346.36	54,346.36	54,346.36	8,887.00	WorkinProgress
	Prot.Srvcs.Contract -Cap	1408		159,163.59	237,341.59	237,341.59	229,486.16	WorkinProgress
	SiteImprovements	1450		75,000.00	50,000.00	50,000.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkC ategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-013	213JohnO.Chiles							
	ADA/504Compliance -Dwelling	1460		75,000.00	126,936.11	126,936.11	126,936.11	Completed
	ComputerHardware -Capital	1475		0.00	1,309.14	1,309.14	1,309.14	Completed
	ConstructionManagementFees	1430		0.00	32,605.50	32,605.50	23,523.24	WorkinProgress
	CyclePainting	1460		0.00	990.00	990.00	990.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	1,600.00	1,600.00	1,525.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		100,000.00	84,475.21	84,475.21	1,455.00	WorkinProgress
	ExtraordinaryMaint. -Nondwel	1470		0.00	329.28	329.28	0.00	InDesign
	FireAlarms	1460		0.00	22,273.32	22,273.32	0.00	InDesign
	MajorSystems	1460		50,000.00	50,000.00	50,000.00	0.00	InDesign
	Painting/Caulking	1460		24,000.00	23,176.48	23,176.48	18,074.98	WorkinProgress
	ReimbursableFees	1430		0.00	1,975.52	1,975.52	1,975.52	Completed
GA6-014	214PalmerHouse							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,ma jor electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	11,384.78	11,384.78	9,541.21	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		25,000.00	22,440.00	22,440.00	10,221.00	WorkinProgress
	NondwellingStructures	1470		50,000.00	50,000.00	50,000.00	6,904.65	WorkinProgress
	SecurityContract -PMCO -Cap	1408		106,829.41	106,829.41	106,829.41	62,135.40	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligate d	Funds Expended	
GA6-016	216McDanielGlenn							
	BuildingEnvelop	1460		100,000.00	45,845.00	45,845.00	0.00	InDesign
	CyclePainting	1460		0.00	9,915.00	9,915.00	9,915.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	19,575.00	19,575.00	19,575.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	280.00	280.00	0.00	InDesign
	ReimbursableFees	1430		275.67	746.00	746.00	746.00	Completed
	SecurityContract -PMCO -Cap	1408		310,704.00	310,704.00	310,704.00	310,704.00	Completed
	SecurityEquipt.Install -Cap	1475		0.00	778.24	778.24	778.24	Completed
	SiteImprovements	1450		50,973.33	15,000.00	15,000.00	0.00	InDesign
GA6-017	217ThomasvilleHeights							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		25,000.00	15,339.94	15,339.94	13,775.18	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,light fixtures,receptacles, andotherelectricalcomponents	1460		0.00	18,066.00	18,066.00	18,066.00	Completed
	ExtraordinaryMaint. -Site	1450		0.00	3,065.00	3,065.00	0.00	InDesign
	InfrastructureImprovements	1450		89,303.80	89,303.80	89,303.80	83,275.68	WorkinProgress
	NondwellingStructures	1470		1,276.00	1,996.00	1,996.00	1,996.00	Completed
	SiteImprovements	1450		30,425.81	37,020.87	37,020.87	29,377.87	WorkinProgress
	Windows/Doors	1460		179,248.90	179,248.90	179,248.90	169,248.90	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-020	220HollywoodCourts							
	CyclePaint ing	1460		0.00	1,200.00	1,200.00	0.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		25,000.00	30,000.00	30,000.00	17,214.59	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets, drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		81,697.36	47,529.36	47,529.36	9,979.00	WorkinProgress
	ExtraordinaryMaint. -Site	1450		0.00	6,095.00	6,095.00	0.00	InDesign
	SecurityContract -PMCO -Cap	1408		130,980.00	130,980.00	130,980.00	126,290.90	Workin Progress
	SiteImprovements	1450		35,154.00	29,754.00	29,754.00	0.00	InDesign
GA6-021	221GilbertGardens							
	CommunityCenter	1470		0.00	1,950.00	1,950.00	1,950.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	9,221.00	9,221.00	8,296.00	WorkinP rogress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		25,000.00	15,079.00	15,079.00	11,300.00	WorkinProgress
	SecurityContract -PMCO -Cap	1408		219,904.00	223,898.00	223,898.00	223,898.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	Funds Obligated	Funds Expended	
GA6-023	223EnglewoodManor							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwater lines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	8,000.00	8,000.00	7,038.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		75,000.00	33,389.00	33,389.00	11,838.56	WorkinProgress
	SecurityContract -PMCO -Cap	1408		219,904.00	212,614.00	212,614.00	187,800.00	WorkinProgress
	SecurityServices -Cap	1408		0.00	3,296.00	3,296.00	0.00	InDesign
	SitelImprovements	1450		0.00	33,611.00	33,611.00	33,611.00	Completed
GA6-024	224U -RescueVilla							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	4,303.50	4,303.50	4,303.50	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		1,125.94	1,125.94	1,125.94	1,125.94	Completed
	Roofs	1460		300,000.00	18,928.00	18,928.00	0.00	InDesign
	SitelImprovements	1450		0.00	45,696.50	45,696.50	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-025	225GeorgiaAvenue							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork ,majorroofrepairs, boilerrepairsandothersystems.	1460		14,210.00	14,210.00	14,210.00	2,632.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		50,000.00	50,000.00	50,000.00	11,825.86	WorkinProgress
	HVAC	1460		25,000.00	25,000.00	25,000.00	0.00	InDesign
	NondwellingStructures	1470		37,086.46	37,086.46	37,086.46	0.00	InDesign
	SiteImprovements	1450		10,000.00	10,000.00	10,000.00	0.00	InDesign
GA6-026	226GravesAnnex							
	CyclePainting	1460		3,150.00	3,150.00	3,150.00	3,150.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	4,300.00	4,300.00	700.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upg rade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		25,000.00	25,000.00	25,000.00	19,953.45	WorkinProgress
	MajorSystems	1460		25,000.00	25,000.00	25,000.00	3,900.00	WorkinProgress
	NondwellingStructures	1470		11,850.00	5,193.75	5,193.75	0.00	InDesign
	SiteImprovements	1450		25,000.00	24,300.00	24,300.00	12,504.00	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-027	227RooseveltHouse							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		65,750.00	30,750.00	30,750.00	5,527.00	Worki nProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		75,000.00	75,000.00	75,000.00	0.00	InDesign
	MajorSystems	1460		75,000.00	75,000.00	75,000.00	0.00	InD esign
	NondwellingStructures	1470		50,000.00	50,000.00	50,000.00	13,714.15	WorkinProgress
GA6-028	228BankheadCourts							
	ConstructionManagementFees	1430		0.00	55,702.00	55,702.00	36,108.67	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		60,053.91	11,148.62	11,148.62	11,148.62	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	69,938.78	69,938.78	14,033.00	WorkinProgress
	MailboxShelters	1470		19,500.00	8,489.65	8,489.65	8,489.65	Completed
	OfficeEquipment -Capital	1475		0.00	1,749.97	1,749.97	1,749.97	Completed
	OtherPlanningCosts	1430		0.00	3,336.86	3,336.86	0.00	InDesign
	ReimbursableFees	1430		1,199.30	2,262.90	2,262.90	2,262.90	Completed
	Roofs	1460		0.00	25,731.00	25,731.00	0.00	InDesign
	SecurityContract -PMCO -Cap	1408		182,979.10	175,423.10	175,423.10	172,678.50	WorkinProgress
SecurityServices -Cap	1408		0.00	7,556.00	7,556.00	0.00	InDesign	
SiteImprovements	1450		254,366.00	404,127.00	404,127.00	11,450.00	WorkinProgress	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-029	229LeilaValley							
	ConstructionManagementFees	1430		0.00	3,196.14	3,196.14	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		17,820.00	17,820.00	17,820.00	4,338.76	WorkinPro gress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		50,000.00	46,000.00	46,000.00	0.00	InDesign
	SecurityContract -PMCO -Cap	1408		219,904.00	225,432.00	225,432.00	225,432.00	Completed
	SiteImprovements	1450		50,000.00	50,000.00	50,000.00	50,000.00	Completed
GA6-031	231JonesboroSouth							
	ConstructionManagementFees	1430		0.00	6,358.00	6,358.00	0.00	InDesign
	CyclePainting	1460		0.00	3,250.00	3,250.00	3,250.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepa irsandothersystems.	1460		16,005.00	16,005.00	16,005.00	5,930.13	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixt ure s,receptacles, andotherelectricalcomponents	1460		50,000.00	45,889.45	45,889.45	8,413.14	WorkinProgress
	SiteImprovements	1450		0.00	3,275.00	3,275.00	3,275.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-032	232JonesboroNorth							
	ConstructionManagementFees	1430		0.00	5,353.50	5,353.50	0.00	InDesign
	CyclePainting	1460		0.00	13,000.00	13,000.00	13,000.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,major roofrepairs, boilerrepairsandothersystems.	1460		8,600.00	8,600.00	8,600.00	2,291.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		30,000.00	17,000.00	17,000.00	3,988.00	WorkinProgress
GA6-037	237HerndonHomes							
	A/EFees	1430		0.00	2,275.00	2,275.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		27,008.00	27,008.00	27,008.00	20,346.64	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		76,228.61	76,228.61	76,228.61	0.00	InDesign
	ReimbursableFees	1430		0.00	5,000.00	5,000.00	0.00	InDesign
	Roofs	1460		75,000.00	75,000.00	75,000.00	0.00	InDesign
	SiteImprovements	1450		0.00	4,200.00	4,200.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActual Cost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-043	243Juniperand10th							
	ConstructionManagementFees	1430		0.00	18,990.00	18,990.00	14,030.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		2,771.09	2,771.09	2,771.09	2,771.09	Completed
	Dwelling Structures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		25,000.00	23,779.67	23,779.67	0.00	InDesign
	FireAlarmPanels	1460		0.00	198,332.00	198,332.00	0.00	InDesign
	NondwellingStructures	1470		6,766.15	9,211.85	9,211.85	6,766.15	WorkinProgress
	Roofs	1460		81,934.34	0.00	0.00	0.00	Reprogrammed
	SecurityContract -PMCO -Cap	1408		111,000.00	111,000.00	111,000.00	70,909.39	WorkinProgress
	SiteImprovements	1450		1,299.51	1,299.51	1,299.51	1,299.51	Completed
GA6-044	244Westminster							
	Columns	1460		15,000.00	15,000.00	15,000.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		2,480.00	2,480.00	2,480.00	758.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		0.00	379.00	379.00	0.00	InDesign
	SiteImprovements	1450		10,000.00	10,000.00	10,000.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-045	245PeachtreeRoad							
	ConstructionManagementFees	1430		0.00	9,875.00	9,875.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/repl aceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	2,000.00	2,000.00	1,658.32	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep: replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		12,950.00	13,092.31	13,092.31	12,897.65	WorkinProgress
	Elevators	1460		35,000.00	35,000.00	35,000.00	0.00	InDesign
	FireAlarms	1460		0.00	6,321.39	6,321.39	0.00	InDesign
	Kitchens	1460		10,000.00	10,000.00	10,000.00	0.00	InDesign
	Landscaping	1450		40,000.00	40,000.00	40,000.00	0.00	InDesign
	Painting/Caulking	1460		150,000.00	150,000.00	150,000.00	0.00	InDesign
SecurityContract -PMCO -Cap	1408		85,900.00	85,900.00	85,900.00	5,825.63	WorkinProgress	
GA6-047	247CheshireBridge							
	ConstructionManagementFees	1430		0.00	22,590.00	22,590.00	14,030.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		10,560.00	10,560.00	10,560.00	808.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		75,000.00	75,000.00	75,000.00	0.00	InDesign
	FireAlarmPanels	1460		75,000.00	198,332.00	198,332.00	0.00	InDesign
	NondwellingEquipment -Cap	1475		2,138.15	2,138.15	2,138.15	2,138.15	Completed
	SiteImprovements	1450		25,000.00	25,000.00	25,000.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMa jor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-048	248PiedmontRoad							
	BuildingEnvelop	1460		0.00	8,042.36	8,042.36	8,042.36	Completed
	CyclePainting	1460		6,812.14	6,812.14	6,812.14	6,812.14	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		17,500.00	54,009.63	54,009.63	50,162.41	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,ca binets,bathbubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		10,368.69	23,360.77	23,360.77	20,104.69	WorkinProgress
	HVAC	1460		0.00	4,000.00	4,000.00	0.00	InDesign
	NondwellingEquipment -Cap	1475		0.00	799.00	799.00	799.00	Completed
	ParkingDeck	1470		426,914.91	170,664.79	170,664.79	0.00	InDesign
	ReimbursableFees	1430		2,328.00	2,328.00	2,328.00	2,328.00	Completed
	SiteImprovements	1450		4,463.00	4,463.00	4,463.00	4,463.00	Completed
GA6-052	252MarianRoad							
	BuildingEnvelop	1460		0.00	1,650.00	1,650.00	0.00	InDesign
	ConstructionManagementFees	1430		0.00	16,080.00	16,080.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergency repairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		15,840.00	9,656.00	9,656.00	8,488.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathbubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		11,585.46	17,769.46	17,769.46	10,117.96	WorkinProgress
	NDCeilings	1470		25,000.00	51,991.00	51,991.00	0.00	InDesign
	ParkingDeck	1470		75,000.00	216.34	216.34	0.00	InDesign
	Roofs	1460		150,000.00	162,530.00	162,530.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-053	253HightowerManor							
	ConstructionManagementFees	1430		0.00	27,151.25	27,151.25	23,050.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	2,709.00	2,709.00	2,709.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		1,441.26	14,667.26	14,667.26	12,272.84	WorkinProgress
	HVAC	1460		0.00	91,926.20	91,926.20	91,926.20	Completed
	NondwellingStructures	1470		35,000.00	30,000.00	30,000.00	0.00	InDesign
	ReimbursableFees	1430		0.00	1,368.75	1,368.75	823.30	WorkinProgress
	Sidewalks	1450		15,000.00	0.00	0.00	0.00	Reprogrammed
GA6-054	254BargeRoad							
	BuildingEnvelop	1460		75,000.00	59,790.00	59,790.00	39,877.53	WorkinProgress
	ConstructionManagementFees	1430		0.00	10,142.00	10,142.00	7,605.00	WorkinProgress
	CyclePainting	1460		7,095.00	7,095.00	7,095.00	7,095.00	Completed
	Doors	1460		50,000.00	50,000.00	50,000.00	418.72	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroof repairs, boilerrepairsandothersystems.	1460		8,580.00	8,580.00	8,580.00	8,225.76	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		3,962.56	3,962.56	3,962.56	4,187.20	WorkinProgress
	FireAlarms	1460		67,905.00	17,780.00	17,780.00	0.00	InDesign
	ReimbursableFees	1430		1,036.00	1,036.00	1,036.00	1,036.00	Completed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-056	256MartinStreetPlaza							
	BuildingEnvelop	1460		100,000.00	96,775.00	96,775.00	0.00	InDesign
	ConstructionManagementFees	1430		0.00	2,365.00	2,365.00	0.00	InDesign
	DwellingStructures -Extraordinary Maintenance:Repair/replac eof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	17,707.00	17,707.00	11,450.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:re place/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		10,000.00	10,000.00	10,000.00	2,455.11	WorkinProgress
	NondwellingEquipment -Cap	1475		0.00	269.90	269.90	269.90	Completed
	ReimbursableFees	1430		0.00	860.00	860.00	0.00	InDesign
SiteImprovements	1450		25,000.00	9,415.00	9,415.00	4,550.00	WorkinProgress	
GA6-058	258MariettaRoad							
	CyclePainting	1460		8,200.00	8,200.00	8,200.00	8,200.00	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		0.00	3,763.00	3,763.00	3,763.00	Completed
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		100,000.00	100,000.00	100,000.00	4,631.90	WorkinProgress
	Landscaping	1450		50,000.00	50,000.00	50,000.00	0.00	InDesign
	NondwellingEquipment -Cap	1475		0.00	354.88	354.88	354.88	Completed
	NondwellingStructures	1470		41,800.00	35,780.00	35,780.00	0.00	InDesign
ReimbursableFees	1430		1,013.00	1,013.00	1,013.00	1,013.00	Completed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-060	260EastlakeHighrise							
	ConstructionManagementFees	1430		3,218.00	109,109.68	109,109.68	68,065.20	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		12,800.00	15,520.40	15,520.40	13,780.20	WorkinProgress
	DwellingStructures -Extraordinary Unit Prep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		169,932.00	248,313.98	248,313.98	0.00	InDesign
	ReimbursableFees	1430		1,124.00	5,000.00	5,000.00	2,916.90	WorkinProgress
	SitelImprovements	1450		1,850.00	1,850.00	1,850.00	1,850.00	Completed
GA6-064	264CosbySpearTowers							
	Balconies	1460		125,000.00	139,110.00	139,110.00	0.00	InDesign
	ConstructionManagementFees	1430		0.00	37,750.00	37,750.00	8,625.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandother systems.	1460		16,341.85	16,015.58	16,015.58	12,173.87	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherel ectricalcomponents	1460		0.00	19,403.80	19,403.80	0.00	InDesign
	Elevators	1460		0.00	82,758.00	82,758.00	0.00	InDesign
	FireAlarms	1460		190,000.00	46,651.81	46,651.81	0.00	InDesign
	NDCeilings	1470		10,000.00	10,000.00	10,000.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-066	266MartinLutherKing							
	CycleP ainting	1460		585.24	585.24	585.24	585.24	Completed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		10,014.76	10,014.76	10,014.76	3,888.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,dra inassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		49,000.00	25,495.95	25,495.95	2,989.00	WorkinProgress
	HVAC	1460		25,000.00	47,000.00	47,000.00	38,604.00	WorkinProgress
	NondwellingStructures	1470		1,000.00	2,504.05	2,504.05	2,504.05	Completed
	SecurityContract -P MCO -Cap	1408		40,270.90	40,270.90	40,270.90	40,270.90	Completed
GA6-301	301ExecutiveOffice							
	Benefits -Admin	1410		0.00	2,400.25	2,400.25	1,749.10	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	12,923.92	12,923.92	10,553.97	WorkinProgress
GA6-311	311GeneralCounsel							
	Benefits -Admin	1410		0.00	13,355.15	13,355.15	6,980.31	WorkinProgress
	LegalSalaries -Admin	1410		0.00	68,020.88	68,020.88	0.00	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	3,888.77	3,888.77	1,115.08	WorkinPr ogress
GA6-321	321Budget							
	ProfServices -CapOperating	1406		1,762,043.60	1,563,874.71	1,563,874.71	0.00	InDesign
GA6-340	340Oracle							
	Benefits -Admin	1410		0.00	716.86	716.86	547.09	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	3,859.86	3,859.86	2,521.94	WorkinProgress
	ProfServices -CapOperating	1406		0.00	248,176.00	248,176.00	0.00	InDesign

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCo st		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-341	341Finance							
	AMEReporting/Oversight	1408		10,232.18	2,393.55	2,393.55	2,393.55	Completed
	AssetManagement	1406		100,000.00	100,000.00	100,000.00	96,164.70	WorkinProgress
	Benefits -Admin	1410		0.00	265,968.26	265,968.26	251,041.99	WorkinProgress
	Benefits -MIP	1408		0.00	212,594.62	212,594.62	149,056.98	WorkinProgress
	CFPCoordination	1408		59,947.50	25,867.86	25,867.86	25,867.86	Completed
	HealthInsurance -CapAdmin	1410		0.00	106,211.00	106,211.00	106,211.00	Completed
	HealthInsurance -CapMIP	1408		0.00	45,657.30	45,657.30	45,657.30	Completed
	NontechnicalSalaries -Admin	1410		0.00	466,017.63	466,017.63	466,017.63	Completed
	NontechnicalSalaries -MIP	1408		0.00	69,072.58	69,072.58	21,587.45	WorkinProgress
	OfficeSupplies -CapOp.	1406		0.00	8,168.89	8,168.89	0.00	WorkinProgress
	ReportingMgr/RecordsCoord.	1408		71,937.00	44,782.69	44,782.69	44,782.69	Completed
GA6-342	342FinanceAdminist.							
	Benefits -Admin	1410		0.00	9,767.12	9,767.12	4,600.67	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	31,232.82	31,232.82	18,330.91	WorkinProgress
GA6-349	349Mailroom							
	Benefits -Admin	1410		0.00	1,185.69	1,185.69	903.28	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	6,384.28	6,384.28	6,384.28	Completed
GA6-350	350BuildingOperations							
	Benefits -Admin	1410		0.00	2,321.66	2,321.66	1,829.45	WorkinProgress
	MaintenanceSalaries -Admin	1410		0.00	10,404.62	10,404.62	10,053.18	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	2,096.16	2,096.16	2,004.66	WorkinProgress
GA6-351	351SupportServices							
	Benefits -Admin	1410		0.00	2,061.48	2,061.48	1,302.98	WorkinProgress
	HVAC	1460		36,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		0.00	779.00	779.00	779.00	Completed
	NontechnicalSalaries -Admin	1410		0.00	11,099.89	11,099.89	4,284.75	WorkinProgress
	SystemsOperations -Capital	1408		69,729.81	69,729.81	69,729.81	29,045.91	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statuso fWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-353	353IMS							
	Benefits -Admin	1410		0.00	5,287.03	5,287.03	4,081.58	WorkinProgress
	ComputerHardware -Capital	1475		0.00	145,636.00	145,636.00	141,531.16	WorkinProgress
	IMSPersonnelCosts -Capital	1408		214,931.27	214,931.27	214,931.27	208,983.32	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	28,467.57	28,467.57	24,132.92	WorkinProgress
GA6-360	360ProjectAdmin.							
	RecordsManagementProgram	1408		68,363.14	58,363.14	58,363.14	13,152.40	WorkinProgress
	StaffTraining -Capital	1408		0.00	10,000.00	10,000.00	3,446.16	WorkinProgress
GA6-361	361HumanResources							
	ProfessionSrvcs -Capital	1408		250,000.00	191,824.00	191,824.00	90,533.50	WorkinProgress
GA6-372	372DCM							
	NondwellingStructures	1470		95,982.71	0.00	0.00	0.00	Reprogrammed
GA6-401	401RealEstateMgt.							
	AMEReporting/Oversight	1408		16,347.88	16,347.88	16,347.88	13,024.94	WorkinProgress
	ComputerHardware -Capital	1475		161,317.00	15,681.00	15,681.00	15,681.00	Completed
	DesignatedHousing	1495		170,000.00	170,000.00	0.00	0.00	TobeReprogrammed
	DraperContract	1430		1,376,849.18	1,234,299.54	1,234,299.54	1,207,467.15	WorkinProgress
	NondwellingStructures	1470		43,870.93	0.00	0.00	0.00	Reprogrammed
GA6-406	406SpecialInitiative							
	Benefits -Adm in	1410		0.00	1,952.23	1,952.23	858.04	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	10,511.63	10,511.63	6,735.26	WorkinProgress
GA6-408	408Relocation							
	Benefits -Admin	1410		0.00	32,329.97	32,329.97	14,352.01	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	232,248.49	232,248.49	97,422.58	WorkinProgress
GA6-410	410CorporatePlanning							
	AssetManagement	1406		0.00	150,000.00	150,000.00	21,328.20	WorkinProgress
	Benefits -Admin	1410		0.00	907.33	907.33	359.72	WorkinProgress
	CorporatePlanning	1408		64,560.06	64,560.06	64,560.06	26,948.00	WorkinProgress
	NontechnicalSalaries -Admin	1410		0.00	4,885.45	4,885.45	2,635.62	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.A cct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-424	424Homebuyers							
	AssetManagement	1406		150,000.00	0.00	0.00	0.00	Reprogrammed
GA6-441	441ResidentServices							
	ResSrvcsContractCosts -Cap	1408		7,000.00	7,000.00	7,000.00	0.00	InDesign
	Res.Srvcs.Salaries -AHACap	1408		267,943.29	267,943.29	267,943.29	217,029.36	WorkinProgress
GA6-461	461ProtectiveServices							
	Prot.Srvcs Sal. -Cap	1408		184,511.95	184,511.95	184,511.95	147,253.47	WorkinProgress
GA6-990	990AuthorityWide							
	Benefits -Admin	1410		329,551.21	0.00	0.00	0.00	Reprogrammed
	Benefits -MIP	1408		258,251.92	0.00	0.00	0.00	Reprogrammed
	NontechnicalSalaries -Admi n	1410		1,312,457.79	0.00	0.00	0.00	Reprogrammed
GrandTotal				16,420,093.00	16,420,093.00	16,250,093.00	8,018,204.78	

Annual Statement/Performance and Evaluation Report

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

Part III: Implementation Schedule

PHAName: The Housing Authority of the City of Atlanta, Georgia
Grant Type and Number: Capital Fund Program Grant No: **GA06P00650101**
 Replacement Housing Factor Grant No:

Federal FY of Grant: 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	
GA6-003 203 Capitol Homes	6/30/2003		7/1/2001	6/30/2005			
GA6-004 204 Grady Homes	6/30/2003		11/8/2001	6/30/2005			
GA6-008 Perry Homes HOPEVI	6/30/2003		12/31/2002	6/30/2005			
GA6-010 210 University Homes	6/30/2003		7/1/2001	6/30/2005			
GA6-011 211 Antoine Graves	6/30/2003		7/1/2001	6/30/2005			
GA6-012 212 Bowen Homes	6/30/2003		7/1/2001	6/30/2005			
GA6-013 213 John O. Chiles	6/30/2003		7/1/2001	6/30/2005			
GA6-014 214 Palmer House	6/30/2003		7/1/2001	6/30/2005			
GA6-016 216 McDaniel Glenn	6/30/2003		11/1/2001	6/30/2005			
GA6-017 217 Thomasville Heights	6/30/2003		11/8/2001	6/30/2005			
GA6-020 220 Hollywood Courts	6/30/2003		11/8/2001	6/30/2005			
GA6-021 221 Gilbert Gardens	6/30/2003		11/1/2001	6/30/2005			
GA6-023 223 Englewood Manor	6/30/2003		7/1/2001	6/30/2005			
GA6-024 224 U -Rescue Villa	6/30/2003		11/1/2001	6/30/2005			
GA6-025 225 Georgia Avenue	6/30/2003		7/1/2001	6/30/2005			
GA6-026 226 Graves Annex	6/30/2003		11/1/2001	6/30/2005			
GA6-027 227 Roosevelt House	6/30/2003		11/1/2001	6/30/2005			
GA6-028 228 Bankhead Courts	6/30/2003		7/1/2001	6/30/2005			
GA6-029 229 Leila Valley	6/30/2003		11/1/2001	6/30/2005			
GA6-031 231 Jonesboro South	6/30/2003		11/1/2001	6/30/2005			
GA6-032 232 Jonesboro North	6/30/2003		11/1/2001	6/30/2005			
GA6-037 237 Herndon Homes	6/30/2003		11/1/2001	6/30/2005			
GA6-043 243 Juniper and 10th	6/30/2003		11/1/2001	6/30/2005			

DevelopmentNumber/ NameHA -Wide Activities	AllFundsObligated (QuarterEndingDate)			AllFundsExpended (QuarterEndingDate)			ReasonsforRevisedTarget Dates
	Original	Revised	Actual	Original	Revised	Actual	
GA6-044 244Westminster	6/30/2003		11/1/2001	6/30/2005			
GA6-045 245PeachtreeRoad	6/30/2003		11/1/2001	6/30/2005			
GA6-047 247CheshireBridge	6/30/2003		11/1/2001	6/30/2005			
GA6-048 248PiedmontRoad	6/30/2003		11/1/2001	6/30/2005			
GA6-052 252MarianRoad	6/30/2003		11/1/2001	6/30/2005			
GA6-053 253HightowerManor	6/30/2003		11/1/2001	6/30/2005			
GA6-054 254BargeRoad	6/30/2003		11/30/2001	6/30/2005			
GA6-056 256MartinStreetPlaza	6/30/2003		11/1/2001	6/30/2005			
GA6-058 258MariettaRoad	6/30/2003		11/1/2001	6/30/2005			
GA6-060 260EastlakeHighrise	6/30/2003		11/1/2001	6/30/2005			
GA6-064 264CosbySpearTowers	6/30/2003		11/1/2001	6/30/2005			
GA6-066 266MartinLutherKing	6/30/2003		11/1/2001	6/30/2005			
GA6-301 301ExecutiveOffice	6/30/2003		7/1/2001	6/30/2005			
GA6-311 311GeneralCounsel	6/30/2003		7/1/2001	6/30/2005			
GA6-321 321Budget	6/30/2003		7/1/2001	6/30/2005			
GA6-340 340Oracle	6/30/2003		7/1/2001	6/30/2005			
GA6-341 341Finance	6/30/2003		7/1/2001	6/30/2005			
GA6-342 342FinanceAdminist.	6/30/2003		7/1/2001	6/30/2005			
GA6-349 349Mailroom	6/30/2003		7/1/2001	6/30/2005			
GA6-350 350BuildingOperations	6/30/2003		7/1/2001	6/30/2005			
GA6-351 351SupportServices	6/30/2003		7/1/2001	6/30/2005			
GA6-353 353IMS	6/30/2003		7/1/2001	6/30/2005			
GA6-360 360ProjectAdmin.	6/30/2003		7/1/2001	6/30/2005			
GA6-361 361HumanResources	6/30/2003		6/30/2002	6/30/2005			
GA6-401 401RealEstateMgt.	6/30/2003		6/30/2003	6/30/2005			
GA6-406 406SpecialInitiative	6/30/2003		7/1/2001	6/30/2005			
GA6-408 408Relocation	6/30/2003		7/1/2001	6/30/2005			
GA6-410 410CorporatePlanning	6/30/2003		7/1/2001	6/30/2005			

DevelopmentNumber/ NameHA -Wide Activities	AllFundsObligated (QuarterEndingDate)			AllFundsExpended (QuarterEndingDate)			ReasonsforRevisedTarget Dates
	Original	Revised	Actual	Original	Revised	Actual	
GA6-441 441ResidentServices	6/30/2003		7/1/2001	6/30/2005			
GA6-461 461ProtectiveServices	6/30/2003		7/1/2001	6/30/2005			

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

PHAName The Housing Authority of the City of Atlanta, Georgia	Grant Type and Number Capital Fund Program Grant No: GA06P00650102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (_ 2 _)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations	\$301,881.71	\$0.00	-	-
3	1408 Management Improvements Soft Costs	\$2,907,142.86	\$2,939,205.67	2,643,754.37	1,094,898.12
	Management Improvements Hard Costs				
4	1410 Administration	\$1,453,571.43	\$1,460,331.61	1,460,331.61	597,682.07
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$1,200,000.00	\$1,198,722.87	1,134,724.00	503,615.91
8	1440 Site Acquisition				
9	1450 Site Improvement	\$1,349,300.00	\$39,512.41	36,382.16	36,382.16
10	1460 Dwelling Structures	\$6,175,700.00	\$8,691,224.15	715,626.77	689,431.58
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structure	\$815,000.00	\$1,893.00	-	-
13	1475 Nondwelling Equipment	\$635,000.00	\$506,706.29	146,675.30	127,756.49
14	1485 Demolition	\$0.00	\$0.00	-	-
15	1490 Replacement Reserve	\$0.00	\$0.00	-	-
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$0.00	\$0.00	-	-
18	1499 Development Activities	\$0.00	\$0.00	-	-
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$14,837,596.00	\$14,837,596.00	6,137,494.21	3,049,766.33
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0.00	-	-
22	Amount of line 20 Related to Section 504 Compliance	\$0.00	\$0.00	-	-
23	Amount of line 20 Related to Security-Soft Costs	\$1,446,287.87	\$1,238,852.00	943,400.70	489,627.81
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia Grant Type and Number: Federal FY of Grant: 2002

Capital Fund Program Grant No: GA06P00650102
 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	
GA6-002	202 John Hope							
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		0.00	500.00	0.00	0.00	In Design
GA6-003	203 Capitol Homes							
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		0.00	113,617.84	10,401.65	10,401.65	Work in Progress
	Sewers -Capital	1450		0.00	36,382.16	36,382.16	36,382.16	Completed
	Site Improvements	1450		150,000.00	0.00	0.00	0.00	Reprogrammed
GA6-004	204 Grady Homes							
	Dwelling Structures	1460		100,000.00	0.00	0.00	0.00	Reprogrammed
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		0.00	175,000.00	5,309.00	3,625.00	Work in Progress
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		0.00	50,000.00	31,878.86	31,878.86	Work in Progress
	Non Dwelling Equipment -Cap	1475		25,000.00	0.00	0.00	0.00	Reprogrammed
	Sewers -Capital	1450		100,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	General Descripti on of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
GA6-010	210 University Homes							
	Building Envelop	1460		75,000.00	0.00	0.00	0.00	Reprogrammed
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		180,000.00	731,800.00	21,271.76	21,271.76	Work in Progress
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		100,000.00	100,000.00	36,444.00	36,444.00	Work in Progress
	Major Systems	1460		400,000.00	0.00	0.00	0.00	Reprogrammed
	Non dwelling Equipment -Cap	1475		25,000.00	30,000.00	0.00	0.00	In Design
	Non dwelling Structures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
Site Improvements	1450		56,800.00	0.00	0.00	0.00	Reprogrammed	
GA6-011	211 Antoine Graves							
	Dwelling Structures	1460		88,000.00	0.00	0.00	0.00	Reprogrammed
	Dwelling Structures -Extraordinary Maintenance: Repair/replace of systems; emergency repairs to sewer and water lines, major electrical work, major roof repairs, boiler repairs and other systems.	1460		0.00	100,000.00	6,538.00	6,538.00	Work in Progress
	Dwelling Structures -Extraordinary Unit Prep: replace/repair/upgrade tile, carpet, cabinets, bathtubs, sinks, toilets, drain assemblies, handrails, light fixtures, receptacles, and other electrical components	1460		0.00	35,000.00	10,339.99	9,164.99	Work in Progress
	Major Systems	1460		50,000.00	0.00	0.00	0.00	Reprogrammed
	Non dwelling Equipment -Cap	1475		0.00	13,000.00	0.00	0.00	In Design
	Site Improvements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstima tedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-012	212BowenHomes							
	BuildingEnvelop	1460		200,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		240,000.00	1,123,827.90	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalc omponents	1460		130,000.00	130,000.00	47,429.20	47,429.20	WorkinProgress
	ExtraordinaryMaint. -Site	1450		0.00	3,130.25	0.00	0.00	InDesign
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		50,000.00	40,000.00	22,888.00	22,888.00	WorkinProgress
	NondwellingStructures	1470		50,000.00	0.00	0.00	0.00	Reprogrammed
	Prot.Srvcs.Contract -Cap	1408		0.00	331,742.00	95,859.75	87,671.55	WorkinProgress
SiteImprovements	1450		250,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-013	213JohnO.Chiles							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		50,000.00	185,000.00	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		20,000.00	20,000.00	4,885.15	5,235.15	WorkinProgress
	MajorSystems	1460		100,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	15,000.00	2,478.00	2,478.00	WorkinProgress
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
	Prot.Srvcs.Contract -Cap	1408		0.00	83,200.00	23,630.95	23,630.95	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-014	214PalmerHouse							
	BuildingEnvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replac eof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		60,000.00	135,000.00	18,032.88	18,032.88	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:rep lace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		20,000.00	20,000.00	1,470.50	1,470.50	WorkinProgress
	NondwellingEquipment -Cap	1475		25,000.00	15,000.00	0.00	0.00	InDesign
	Nondwelling Structures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
	SiteImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed
GA6-016	216McDanielGlenn							
	ADA/504Compliance -Dwelling	1460		20,000.00	0.00	0.00	0.00	Reprogrammed
	BuildingEnvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs , boilerrepairsandothersystems.	1460		43,875.00	166,875.00	19,102.87	19,102.87	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		87,000.00	87,000.00	53,318.97	38,459.22	WorkinProgress
	MajorSystems	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	27,000.00	22,888.00	22,888.00	WorkinProgress
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
SiteImprovements	1450		50,000.00	0.00	0.00	0.00	Reprogrammed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-017	217ThomasvilleHeights							
	BuildingEnvelop	1460		10,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		96,000.00	200,000.00	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		70,000.00	70,000.00	28,557.70	28,557.70	WorkinProgress
	MajorSystems	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	21,000.00	1,598.00	1,598.00	WorkinProgress
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		50,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-020	220Hol lywoodCourts							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boiler repairsandothersystems.	1460		58,000.00	208,000.00	3,517.00	3,517.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixt ures,receptacles, andotherelectricalcomponents	1460		50,000.00	50,000.00	9,900.00	9,900.00	WorkinProgress
	MajorSystems	1460		10,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	13,000.00	1,598.00	1,598.00	WorkinProgress
	NondwellingStructures	1470		50,000.00	0.00	0.00	0.00	Reprogrammed
	SitelImprovements	1450		25,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA-Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-023	223EnglewoodManor							
	BuildingEnvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		145,000.00	275,000.00	3,517.00	3,517.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		65,000.00	65,000.00	48,512.24	48,512.24	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		0.00	20,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		50,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		50,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-024	224U -RescueVilla							
	BuildingE nvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electrical work,majorroofrepairs, boilerrepairsandothersystems.	1460		40,000.00	95,000.00	1,500.00	1,500.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drain assemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		15,000.00	15,000.00	2,210.00	2,210.00	WorkinProgress
	MajorSystems	1460		10,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		10,000.00	5,000.00	0.00	0.00	InDesign
	SitelImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-025	225GeorgiaAvenue							
	ConstructionManagementFees	1430		0.00	5,500.00	2,452.00	2,452.00	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		40,000.00	85,500.00	668.38	668.38	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		13,000.00	13,000.00	414.54	414.54	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipm ent -Cap	1475		10,000.00	5,000.00	3,564.00	3,564.00	WorkinProgress
	NondwellingStructures	1470		10,000.00	0.00	0.00	0.00	Reprogrammed
	ReimbursableFees	1430		0.00	2,000.00	1,846.36	1,846.36	WorkinProgress
SiteImprovements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-026	226GravesAnnex							
	ADA/504Compliance -Dwelling	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	BuildingEnvelop	1460		20,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		31,000.00	105,000.00	2,580.00	2,580.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		8,000.00	8,000.00	4,400.00	4,400.00	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		0.00	6,000.00	0.00	0.00	InDesign
	SiteImprovements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-027	227RooseveltHouse							
	BuildingEnvelop	1460		75,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		80,000.00	290,000.00	600.00	600.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andot herelectricalcomponents	1460		20,000.00	20,000.00	6,551.61	6,551.61	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	15,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		75,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		25,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-028	228BankheadCourts							
	BuildingEnvelop	1460		50,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		149,000.00	240,000.00	60,308.57	60,308.57	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace /repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		78,000.00	78,000.00	49,452.00	49,452.00	WorkinProgress
	ExtraordinaryMaint. -Nondwel	1470		0.00	1,893.00	0.00	0.00	InDesign
	MajorSystems	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		0.00	22,107.00	20,141.30	20,141.30	WorkinProgress
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		75,000.00	0.00	0.00	0.00	Reprogrammed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-029	229LeilaValley							
	BuildingEnvelop	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairs to sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		62,500.00	125,000.00	8,547.00	8,547.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		25,000.00	25,000.00	10,435.00	10,435.00	WorkinProgress
	MajorSystems	1460		5,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	7,500.00	0.00	0.00	InDesign
	NondwellingStructures	1470		10,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		25,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-031	231JonesboroSouth							
	BuildingEnvelop	1460		10,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Ext raordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		70,000.00	150,000.00	1,450.00	1,450.00	WorkinProgress
	MajorSystem s	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	10,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		10,000.00	0.00	0.00	0.00	Reprogrammed
	SitelImprovements	1450		20,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-032	232JonesboroNorth							
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroof repairs, boilerrepairsandothersystems.	1460		81,000.00	140,000.00	9,035.00	9,035.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		20,000.00	20,000.00	11,620.00	11,620.00	WorkinProgress
	MajorSystems	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		10,000.00	6,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
	SiteImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed
GA6-037	237HerndonHomes							
	A/EFees	1430		0.00	30,926.85	0.00	0.00	InDesign
	BuildingEnvelop	1460		50,000.00	0.00	0.00	0.00	Reprogrammed
	ConstructionManagementFees	1430		0.00	80,672.02	51,471.17	51,471.17	WorkinProgress
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroof repairs, boilerrepairsandothersystems.	1460		97,000.00	317,401.13	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		57,000.00	57,000.00	10,968.08	10,968.08	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	17,000.00	11,444.00	11,444.00	WorkinProgress
	OtherPlanningCosts	1430		0.00	1,000.00	330.47	330.47	WorkinProgress
SiteImprovements	1450		250,000.00	0.00	0.00	0.00	Reprogrammed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-043	243Juniperand10th							
	BuildingEnvelop	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		54,000.00	125,000.00	7,233.93	7,233.93	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		24,000.00	24,000.00	1,726.59	2,113.15	WorkinProgress
	MajorSystems	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	9,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-044	244Westminster							
	BuildingEnvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		10,500.00	47,500.00	6,303.00	6,303.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		4,500.00	4,500.00	0.00	0.00	InDesign
	MajorSystems	1460		2,500.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		5,000.00	3,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		5,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		2,500.00	0.00	0.00	0.00	Reprogrammed	

Development Number/ Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-045	245PeachtreeRoad							
	BuildingEnvelop	1460		200,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		52,000.00	315,000.00	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		32,000.00	32,000.00	4,010.23	4,010.23	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	12,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		10,000.00	0.00	0.00	0.00	Reprogrammed
	SitelImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed
GA6-047	247CheshireBri dge							
	BuildingEnvelop	1460		50,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		60,000.00	185,000.00	885.00	885.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toi lets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		12,500.00	12,500.00	5,100.84	5,100.84	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	10,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
	SitelImprovements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-048	248PiedmontRoad							
	BuildingEnvelop	1460		200,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		57,000.00	355,000.00	9,886.16	9,886.16	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		32,000.00	32,000.00	3,779.14	3,779.14	WorkinProgress
	MajorSys tems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		10,000.00	12,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		50,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		25,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-052	252MarianRoad							
	BuildingEnvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,ma jor electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		80,000.00	136,373.74	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		20,000.00	27,800.00	11,723.83	11,723.83	WorkinProgress
	MajorSystems	1460		75,000.00	73,626.26	73,626.26	73,626.26	Completed
	NondwellingEquipment -Cap	1475		15,000.00	15,000.00	2,852.00	2,852.00	Workin Progress
	NondwellingStructures	1470		15,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-053	253HightowerManor							
	BuildingEnvelop	1460		15,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		37,800.00	105,000.00	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		10,500.00	10,500.00	9,531.54	3,693.54	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	7,800.00	0.00	0.00	InDesign
	NondwellingStructures	1470		10,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-054	254BargeRoad							
	BuildingEnvelop	1460		100,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		40,300.00	222,500.00	5,457.56	5,457.56	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		10,500.00	10,500.00	1,256.22	1,256.22	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	7,800.00	0.00	0.00	InDesign
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
SitelImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-056	256MartinStreetPlaza							
	BuildingEnvelop	1460		150,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothers ystems.	1460		34,000.00	182,000.00	3,810.65	3,810.65	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		12,000.00	12,000.00	2,511.98	2,511.98	WorkinProgress
	MajorSystems	1460		5,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		0.00	4,000.00	0.00	0.00	InDesign
GA6-058	258MariettaRoad							
	BuildingEnvelop	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersyste ms.	1460		47,800.00	115,000.00	1,796.53	1,796.53	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, an dotherelectricalcomponents	1460		10,500.00	10,500.00	2,406.48	2,406.48	WorkinProgress
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	7,800.00	1,047.43	1,274.15	WorkinProgress
	SiteImprovements	1450		10,000.00	0.00	0.00	0.00	Reprogrammed

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-060	260EastlakeHighrise							
	ADA/504Compliance -Dwelling	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		24,000.00	110,000.00	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		10,000.00	10,000.00	0.00	0.00	InDesign
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	9,000.00	0.00	0.00	InDesign
	NondwellingStr uctures	1470		15,000.00	0.00	0.00	0.00	Reprogrammed
SiteImprovements	1450		5,000.00	0.00	0.00	0.00	Reprogrammed	
GA6-064	264CosbySpearTowers							
	BuildingEnvelop	1460		50,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairsto sewerandwaterlines,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		131,800.00	410,000.00	0.00	0.00	InDesign
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets,drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		35,000.00	35,000.00	0.00	0.00	InDesign
	MajorSystems	1460		25,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		25,000.00	16,800.00	0.00	0.00	InDesign
	NondwellingStructures	1470		180,000.00	0.00	0.00	0.00	Reprogrammed
SiteImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed	

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-066	266MartinLu therKing							
	BuildingEnvelop	1460		10,000.00	0.00	0.00	0.00	Reprogrammed
	DwellingStructures -Extraordinary Maintenance:Repair/replaceof systems;emergencyrepairssto sewerandwaterline s,major electricalwork,majorroofrepairs, boilerrepairsandothersystems.	1460		44,000.00	150,000.00	7,870.00	7,870.00	WorkinProgress
	DwellingStructures -Extraordinary UnitPrep:replace/repair/upgrade tile,carpet,cabinets,bathtubs, sinks,toilets, drainassemblies, handrails,lightfixtures,receptacles, andotherelectricalcomponents	1460		24,000.00	24,000.00	0.00	0.00	InDesign
	MajorSystems	1460		50,000.00	0.00	0.00	0.00	Reprogrammed
	NondwellingEquipment -Cap	1475		15,000.00	9,000.00	0.00	0.00	InDesign
	NondwellingStructures	1470		25,000.00	0.00	0.00	0.00	Reprogrammed
	SiteImprovements	1450		15,000.00	0.00	0.00	0.00	Reprogrammed
GA6-301	301ExecutiveOffice							
	Benefits -Admin	1410		4,063.12	4,063.12	4,063.12	2,477.92	WorkinProgress
	NontechnicalSalaries -Admin	1410		33,942.00	33,942.00	33,942.00	18,442.44	WorkinProgress
GA6-311	311GeneralCounsel							
	Benefits -Admin	1410		11,103.91	11,103.91	11,103.91	4,713.16	WorkinProgress
	LegalSalaries -Admin	1410		55,652.00	55,652.00	55,652.00	24,634.00	WorkinProgress
	NontechnicalSalaries -Admin	1410		9,750.00	9,750.00	9,750.00	4,305.00	WorkinProgress
GA6-312	312RiskManagement							
	Benefits -Admin	1410		766.03	766.03	766.03	668.61	WorkinProgress
	NontechnicalSalaries -Admin	1410		7,272.00	7,272.00	7,272.00	4,063.12	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-340	340Oracle							
	Benefits -Admin	1410		1,353.99	1,353.99	1,353.99	763.26	WorkinProgress
	Benefits -MIP	1408		40,667.09	40,667.09	40,667.09	22,678.09	WorkinProgress
	NontechnicalSalaries -Admin	1410		9,996.89	9,996.89	9,996.89	4,386.46	WorkinProgress
	NontechnicalSalaries -MIP	1408		246,750.00	246,750.00	246,750.00	132,582.80	WorkinProgress
	Pension -CapitalMIP	1408		4,744.15	4,744.15	4,744.15	2,372.10	WorkinProgress
GA6-341	341Finance							
	Benefits -Admin	1410		18,406.73	18,406.73	18,406.73	17,935.41	WorkinProgress
	Benefits -MIP	1408		18,071.46	18,071.46	18,071.46	8,289.86	WorkinProgress
	NontechnicalSalaries -Admin	1410		108,291.48	106,444.11	106,444.11	52,175.91	WorkinProgress
	NontechnicalSalaries -MIP	1408		112,356.00	112,356.00	112,356.00	54,506.42	WorkinProgress
	Operations -Capital	1406		301,881.71	0.00	0.00	0.00	Reprogrammed
	Pension -CapitalMIP	1408		7,512.96	7,512.96	7,512.96	3,756.48	WorkinProgress
GA6-342	342FinanceAdminist.							
	Benefits -Admin	1410		13,667.74	13,667.74	13,667.74	4,863.70	WorkinProgress
	NontechnicalSalaries -Admin	1410		81,306.00	81,306.00	81,306.00	15,279.91	WorkinProgress
GA6-349	349Mailroom							
	Benefits -Admin	1410		4,745.12	4,745.12	4,745.12	1,345.63	WorkinProgress
	NontechnicalSalaries -Admin	1410		16,918.00	16,918.00	16,918.00	8,314.32	WorkinProgress
GA6-350	350BuildingOperations							
	Benefits -Admin	1410		6,366.79	6,366.79	6,366.79	2,362.63	WorkinProgress
	MaintenanceSalaries -Admin	1410		25,297.00	25,297.00	25,297.00	11,404.31	WorkinProgress
	NontechnicalSalaries -Admin	1410		5,096.00	5,096.00	5,096.00	2,118.18	WorkinProgress
GA6-351	351SupportServices							
	Benefits -Admin	1410		5,243.74	5,243.74	5,243.74	1,899.83	WorkinProgress
	NontechnicalSalaries -Admin	1410		27,398.00	27,398.00	27,398.00	12,820.68	WorkinProgress
GA6-352	352QualityAssur.Insp.							
	Benefits -Admin	1410		14,019.98	14,019.98	14,019.98	7,044.90	WorkinProgress
	NontechnicalSalaries -Admin	1410		78,699.19	78,699.19	78,699.19	42,247.57	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-353	353IMS							
	Benefits -Admin	1410		13,048.00	13,048.00	13,048.00	5,238.65	WorkinProgress
	Benefits -MIP	1408		48,115.49	48,115.49	48,115.49	22,996.95	WorkinProgress
	ComputerHardware -Capital	1475		95,000.00	56,176.57	56,176.57	37,031.04	WorkinProgress
	NontechnicalSalaries -Admin	1410		70,663.00	70,663.00	70,663.00	28,976.32	WorkinProgress
	NontechnicalSalaries -MIP	1408		262,809.00	262,809.00	262,809.00	110,738.22	WorkinProgress
	Pension -CapitalMIP	1408		7,078.34	7,078.34	7,078.34	3,539.16	WorkinProgress
GA6-356	356EnergyManagement							
	Benefits -Admin	1410		806.38	806.38	806.38	373.47	WorkinProgress
	NontechnicalSalaries -Admin	1410		4,172.00	4,172.00	4,172.00	2,075.54	WorkinProgress
GA6-358	358FacilitiesMgt.							
	Benefits -Admin	1410		1,624.94	1,624.94	1,624.94	701.63	WorkinProgress
	NontechnicalSalaries -Admin	1410		7,702.00	7,702.00	7,702.00	4,348.56	WorkinProgress
GA6-359	359Contracts&Procure.							
	Benefits -Admin	1410		11,364.49	11,364.49	11,364.49	4,754.70	WorkinProgress
	NontechnicalSalaries -Admin	1410		56,312.00	56,312.00	56,312.00	28,058.29	WorkinProgress
GA6-360	360ProjectAdmin.							
	Benefits -Admin	1410		684.65	684.65	684.65	1,965.41	WorkinProgress
	Benefits -MIP	1408		34,621.09	34,621.09	34,621.09	19,952.68	WorkinProgress
	NontechnicalSalaries -Admin	1410		4,269.00	4,269.00	4,269.00	1,614.37	WorkinProgress
	NontechnicalSalaries -MIP	1408		194,101.00	194,101.00	194,101.00	74,539.84	WorkinProgress
	Pension -CapitalMIP	1408		7,493.40	7,493.40	7,493.40	3,746.70	WorkinProgress
GA6-361	361HumanResources							
	Benefits -Admin	1410		10,352.63	10,352.63	10,352.63	4,663.22	WorkinProgress
	NontechnicalSalaries -Admin	1410		55,298.00	55,298.00	55,298.00	26,375.46	WorkinProgress
GA6-372	372D CM							
	ConsultantandOtherFees	1430		1,200,000.00	1,078,624.00	1,078,624.00	447,515.91	WorkinProgress

Development Number/Name HA -Wide Activities	GeneralDescriptionofMajor WorkCategories	Dev.Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		StatusofWork
				Original	Revised	FundsObligated	Funds Expended	
GA6-401	401RealEstateMgt.							
	Benefits -Admin	1410		78,394.74	78,394.74	78,394.74	24,407.21	WorkinProgress
	NontechnicalSalaries -Admin	1410		413,773.81	413,773.81	413,773.81	162,168.47	WorkinProgress
GA6-406	406SpecialInitiative							
	Benefits -Admin	1410		4,024.97	4,024.97	4,024.97	1,541.95	WorkinProgress
	NontechnicalSalaries -Admin	1410		21,928.00	21,928.00	21,928.00	9,508.30	WorkinProgress
GA6-441	441ResidentServices							
	Benefits -Admin	1410		25,527.66	25,527.66	25,527.66	11,222.34	WorkinProgress
	Benefits -MIP	1408		22,399.31	22,399.31	22,399.31	7,658.31	WorkinProgress
	Pension -CapitalMIP	1408		7,912.49	7,912.49	7,912.49	3,956.28	WorkinProgress
	ResSrvcsContractCosts -Cap	1408		17,000.66	17,000.00	17,000.00	12,084.88	WorkinProgress
	ResSrvcsSalaries -AHACap	1410		142,877.00	142,877.00	142,877.00	35,421.23	WorkinProgress
	Res.Srvcs.Salaries -AHACap	1408		120,800.00	120,800.00	120,800.00	25,257.28	WorkinProgress
GA6-461	461ProtectiveServices							
	Benefits -MIP	1408		239,829.23	239,829.23	239,829.23	60,281.08	WorkinProgress
	Pension -CapitalMIP	1408		8,277.66	8,277.66	8,277.66	4,138.80	WorkinProgress
	Prot.Srv csSal. -Cap	1408		1,198,180.98	823,910.00	823,910.00	378,325.31	WorkinProgress
GrandTotal				14,837,596.00	14,837,596.00	6,137,494.21	3,049,766.33	

Annual Statement/Performance and Evaluation Report

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

Part III: Implementation Schedule

PHA Name:
The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No : **GA06P00650102**
 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	
GA6-002 202 John Hope	6/30/2004			6/30/2006			
GA6-003 203 Capitol Homes	6/30/2004			6/30/2006			
GA6-004 204 Grady Homes	6/30/2004			6/30/2006			
GA6-010 210 University Homes	6/30/2004			6/30/2006			
GA6-011 211 Antoine Graves	6/30/2004			6/30/2006			
GA6-012 212 Bowen Homes	6/30/2004			6/30/2006			
GA6-013 213 John O. Chiles	6/30/2004			6/30/2006			
GA6-014 214 Palmer House	6/30/2004			6/30/2006			
GA6-016 216 McDaniel Glenn	6/30/2004			6/30/2006			
GA6-017 217 Thomasville Heights	6/30/2004			6/30/2006			
GA6-017 217 Thomasville Heights	6/30/2004			6/30/2006			
GA6-020 220 Hollywood Courts	6/30/2004			6/30/2006			
GA6-023 223 Englewood Manor	6/30/2004			6/30/2006			
GA6-024 224 U -Rescue Villa	6/30/2004			6/30/2006			
GA6-025 225 Georgia Avenue	6/30/2004			6/30/2006			
GA6-026 226 Graves Annex	6/30/2004			6/30/2006			
GA6-027 227 Roosevelt House	6/30/2004			6/30/2006			
GA6-028 228 Bankhead Courts	6/30/2004			6/30/2006			
GA6-029 229 Leila Valley	6/30/2004			6/30/2006			
GA6-031 231 Jonesboro South	6/30/2004			6/30/2006			
GA6-032 232 Jonesboro North	6/30/2004			6/30/2006			
GA6-037 237 Herndon Homes	6/30/2004			6/30/2006			
GA6-043 243 Juniper and 10th	6/30/2004			6/30/2006			

DevelopmentNumber/ NameHA -Wide Activities	AllFundsObligated (QuarterEndingDate)			AllFundsExpended (QuarterEndingDate)			ReasonsforRevisedTarget Dates
	Original	Revised	Actual	Original	Revised	Actual	
GA6-044 244Westminster	6/30/2004			6/30/2006			
GA6-045 245PeachtreeRoad	6/30/2004			6/30/2006			
GA6-047 247CheshireBridge	6/30/2004			6/30/2006			
GA6-048 248PiedmontRoad	6/30/2004			6/30/2006			
GA6-052 252MarianRoad	6/30/2004			6/30/2006			
GA6-053 253HightowerManor	6/30/2004			6/30/2006			
GA6-054 254BargeRoad	6/30/2004			6/30/2006			
GA6-056 256MartinStreetPlaza	6/30/2004			6/30/2006			
GA6-058 258MariettaRoad	6/30/2004			6/30/2006			
GA6-060 260EastlakeHigh rise	6/30/2004			6/30/2006			
GA6-064 264CosbySpearTowers	6/30/2004			6/30/2006			
GA6-066 266MartinLutherKing	6/30/2004			6/30/2006			
GA6-301 301ExecutiveOffice	6/30/2004		7/1/2002	6/30/2006			
GA6-311 311GeneralCounsel	6/30/2004		7/1/2002	6/30/2006			
GA6-312 312RiskManagement	6/30/2004		7/1/2002	6/30/2006			
GA6-340 340Oracle	6/30/2004		7/1/2002	6/30/2006			
GA6-341 341Finance	6/30/2004		7/1/2002	6/30/2006			
GA6-342 342FinanceAdminist.	6/30/2004		7/1/2002	6/30/2006			
GA6-349 349Mailroom	6/30/2004		7/1/2002	6/30/2006			
GA6-350 350BuildingOperations	6/30/2004		7/1/2002	6/30/2006			
GA6-351 351SupportServices	6/30/2004		7/1/2002	6/30/2006			
GA6-352 352QualityAssur.Insp.	6/30/2004		7/1/2002	6/30/2006			
GA6-353 353IMS	6/30/2004		7/1/2002	6/30/2006			
GA6-356 356EnergyMana gement	6/30/2004		7/1/2002	6/30/2006			
GA6-358 358FacilitiesMgt.	6/30/2004		7/1/2002	6/30/2006			
GA6-359 359Contracts&Procure.	6/30/2004		7/1/2002	6/30/2006			
GA6-360 360ProjectAdmin.	6/30/2004		7/1/2002	6/30/2006			
GA6-361 361HumanResources	6/30/2004		7/1/2002	6/30/2006			

DevelopmentNumber/ NameHA -Wide Activities	AllFundsObligated (QuarterEndingDate)			AllFundsExpended (QuarterEndingDate)			ReasonsforRevisedTarget Dates
	Original	Revised	Actual	Original	Revised	Actual	
GA6-372 372DCM	6/30/2004		7/1/2002	6/30/2006			
GA6-401 401RealEstateMgt.	6/30/2004		7/1/2002	6/30/2006			
GA6-406 406SpecialInitiative	6/30/2004		7/1/2002	6/30/2006			
GA6-441 441ResidentServices	6/30/2004		7/1/2002	6/30/2006			
GA6-461 461ProtectiveServices	6/30/2004		7/1/2002	6/30/2006			

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

PHAName	Grant Type and Number	Federal FY of Grant:	1999
The Housing Authority of the City of Atlanta, Georgia	Capital Fund Program Grant No:		
	Replacement Housing Factor Grant No: GA06R006501-99	Revision No. 1	

<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (___1___)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs				
	Management Improvements Hard Costs				
4	1410 Administration	\$253,987.00	\$253,987.00	253,987.00	253,987.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	\$2,285,890.00	\$2,285,890.00	2,285,890.00	521,094.86
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structure				
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				-
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$2,539,877.00	\$2,539,877.00	2,539,877.00	775,081.86
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-Soft Costs				
24	Amount of line 20 related to Security-Hard Costs				
25	Amount of line 20 related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No: GA06R006501-99
 Replacement Housing Factor Grant

Federal FY of Grant: 1999

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	
GA6-016	216 McDaniel Glenn							
	Unit Rehab -Capital	1460		2,285,890.00	2,285,890.00	2,285,890.00	521,094.86	Work in Progress
GA6-341	341 Finance							
	Nontechnical Salaries -Admin	1410		<u>253,987.00</u>	<u>253,987.00</u>	<u>253,987.00</u>	<u>253,987.00</u>	Completed
Grand Total				2,539,877.00	2,539,877.00	2,539,877.00	775,081.86	

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

PHAName:
The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No:
 Replacement Housing Factor Grant No: **GA06R006501-99**

Federal FY of Grant: 1999

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	
GA6-016 216 McDaniel Glenn	9/30/2002		6/30/2000	9/30/2003			
GA6-341 341 Finance	9/30/2002		6/30/2000	9/30/2003			

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

PHAName		Grant Type and Number		Federal FY of Grant:	
The Housing Authority of the City of Atlanta, Georgia		Capital Fund Program Grant No:		2000	
		Replacement Housing Factor Grant No: GA06R006501-00			
<input type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (___1___)	
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending		<input type="checkbox"/> Final Performance and Evaluation Statement			

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs				
	Management Improvements Hard Costs				
4	1410 Administration	\$372,155.00	\$0.00	-	-
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 Structure				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve	\$3,349,394.00	\$0.00	-	-
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				-
18	1499 Development Activities		\$3,721,549.00	372,155.00	372,155.00
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$3,721,549.00	\$3,721,549.00	372,155.00	372,155.00
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-Soft Costs				
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number: Federal FY of Grant: 2000
 Capital Fund Program Grant No: GA06R006501-00
 Replacement Housing Factor Grant

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	
GA6-008	Perry Homes HOPEVI							
	Replacement Housing Reserve	1490		3,349,394.00	0.00	0.00	0.00	
	Development Activities	1499		0.00	3,721,549.00	3,721,549.00	372,155.00	Work in Progress
GA6-341	341 Finance							
	Nontechnical Salaries -Admin	1499		<u>372,155.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	
Grand Total				3,721,549.00	3,721,549.00	3,721,549.00	372,155.00	

Annual Statement/Performance and Evaluation

Report

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

Part III: Implementation Schedule

PHAName: **The Housing Authority of the City of Atlanta, Georgia** **Grant Type and Number**
 Capital Fund Program Grant No: **Federal FY of Grant: 2000**
 Replacement Housing Factor Grant No: **GA06R006501-00**

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	
GA6-008 Perry Homes HOPEVI	6/30/2002		9/3/2001	6/30/2004			

Annual Statement/Performance and Evaluation Report										
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary										
PHAName			Grant Type and Number				Federal FY of Grant:			2001
The Housing Authority of the City of Atlanta, Georgia			Capital Fund Program Grant No:		Replacement Housing Factor Grant No:			GA06R006501-01		
<input type="checkbox"/> Original Annual Statement			<input type="checkbox"/> Reserve or Disasters/Emergencies			<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (___1___)			<input type="checkbox"/> Final Performance and Evaluation Statement	
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending			<input type="checkbox"/> Final Performance and Evaluation Statement							
Line No.	Summary by Development Account	Total Estimated Cost			Total Actual Cost					
		Original	Revised	Obligated	Expended					
1	Total non-CFP Funds									
2	1406 Operations									
3	1408 Management Improvements Soft Costs									
	Management Improvements Hard Costs									
4	1410 Administration	\$0.00	\$0.00		-					
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 Structure									
13	1475 Nondwelling Equipment									
14	1485 Demolition									
15	1490 Replacement Reserve	\$4,604,242.00	\$0.00		-					
16	1492 Moving to Work Demonstration									
17	1495.1 Relocation Costs					-				
18	1499 Development Activities	\$551,582.00	\$5,115,824.00			-				
19	1502 Contingency									
20	Amount of Annual Grant (Sum of lines 2-19)	\$5,155,824.00	\$5,115,824.00		-	-				
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-Soft Costs									
24	Amount of line 20 related to Security-Hard Costs									
25	Amount of line 20 related to Energy Conservation Measures									
26	Collateralization Expenses or Debt Service									

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant GA06R006501-01 Federal FY of Grant: 2001

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	
GA6-008	Perry Homes HOPEVI							
	Replacement Housing Reserve	1490		4,604,242.00	0.00	0.00	0.00	
	Development Activities	1499		511,582.00	5,115,824.00	0.00	0.00	Work in Progress
Grand Total				5,115,824.00	5,115,824.00	0.00	0.00	

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

PHAName: The Housing Authority of the City of Atlanta, Georgia
Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No: **GA06R006501-01**
Federal FY of Grant: 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	
GA6-008 Perry Homes HOPEVI	3/31/2003		12/31/2001	9/30/2004			

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

PHAName	Grant Type and Number	Federal FY of Grant:
The Housing Authority of the City of Atlanta, Georgia	Capital Fund Program Grant No: Replacement Housing Factor Grant No: GA06R006501-02	2002

<input type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve or Disasters/Emergencies	<input checked="" type="checkbox"/> Revised Annual Statement/Revision Number (___1___)
<input type="checkbox"/> Performance and Evaluation Report for Program Year Ending	<input type="checkbox"/> Final Performance and Evaluation Statement	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs				
	Management Improvements Hard Costs				
4	1410 Administration	\$0.00	\$0.00	-	-
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	\$1,400,000.00	\$0.00		
10	1460 Dwelling Structures	\$4,296,733.00	\$0.00		
11	1465.1 Dwelling Equipment-Nonexpendable				
12	1470 Nondwelling Structure				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve	\$753,796.00	\$0.00	-	-
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				-
18	1499 Development Activities	\$0.00	\$6,450,529.00		-
19	1502 Contingency				
20	Amount of Annual Grant (Sum of lines 2-19)	\$6,450,529.00	\$6,450,529.00	-	-
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-Soft Costs				
24	Amount of line 20 Related to Security-Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
26	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: The Housing Authority of the City of Atlanta, Georgia

Grant Type and Number
 Capital Fund Program Grant No:
 Replacement Housing Factor Grant **GA06R00650102**

Federal FY of Grant: 2002

Development Number/Name HA -Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
GA6-008	Perry Homes HOP EVI							
	Site Improvement	1450		1,400,000.00	0.00	0.00	0.00	
	Dwelling Structures	1460		4,296,733.00	0.00	0.00	0.00	
	Replacement Reserve	1490		753,796.00	0.00	0.00	0.00	
	Development Activities	1499		0	6,450,529.00	6,450,529.00	0.00	Work in Progress
Grand Total				6,450,529.00	6,450,529.00	6,450,529.00	0.00	

Annual Statement/Performance and Evaluation

Report

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

Part III: Implementation Schedule

PHAName: **The Housing Authority of the City of Atlanta, Georgia** Grant Type and Number: **Capital Fund Program Grant No:** **GA06R00650102** Federal FY of Grant: **2002**
 Replacement Housing Factor Grant No:

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	
GA6-008 Perry Homes HOPEVI	3/31/2004		12/31/2002	9/30/2006			

AttachmentD

ASSESSMENT OF SITE -BASED WAITING LIST DEVELOPMENT DEMOGRAPHIC CHANGES

AHA completed a review of the site -based waiting lists for the Signature Properties and found no significant changes in the basic demographic and resident composition of the mixed -income mixed -finance communities' public housing - assisted units occurred during the review period.

AHA's review demonstrates that each Site -Based Waiting List is administered in an appropriate manner and the racial, ethnic and disability -related resident composition largely matches the resident demographics of the relevant Site -based Waiting List.

The demographic analysis is as follows:

Assessment of Site -Based Waiting List Demographic Changes

(Pursuant to PIH Notice 2000 -43)

Site-Based Waiting List for Mixed -Income, Mixed -Finance Communities

Public Housing Resident Composition Occupancy Data

(as of March 26, 2003)

Description	Ashley Courts at Cascade	Ashley Terrace at West End	Centennial Place	Columbia Village	Magnolia Park	Summerdale Commons	The Villages at Carver	The Village at Castleberry Hill	The Villages of East Lake	Total
Public Housing Assisted Families ("Families") Listed on Site-Based Waiting lists reported in AHA's QHWRA Annual Plan FY 2000 ("SBWL")	NL*	NL*	1146	169	591	46	NL*	724	989	3665
Public Housing Assisted Families ("Families") Listed on Site-Based Waiting lists reported in AHA's QHWRA Annual Plan FY 2000 ("SBWL1")	3	142	N/A**	N/A	N/A	N/A	389	N/A	N/A	534
Public Housing Assisted Families ("Families") Listed on the Site-Based Waiting List in FFY2003	373	143	945	133	260	33	85	794	1107	3873
Families in Occupancy on 02/28/01	NL	NL	283	30	86	73	NL	170	223	865
Families in Occupancy on 02/27/02	45	34	300	30	158	73	80	173	271	1164
Families in Occupancy on 03/26/03	83	31	298	28	160	71	104	173	267	1215
SBWL/SBWL1 (Black Families)	3	142	1098	164	586	46	389	710	988	4126
Families in Occupancy on 02/28/01	NL	NL	280	29	86	73	NL	168	220	856
Families in Occupancy on 02/27/02	44	34	296	30	157	73	80	171	271	1156
Families in Occupancy on 03/26/03	74	31	213	28	158	71	103	171	267	1116
SBWL/SBWL1 (Asian Families)	0	0	2	0	0	0	0	0	0	2
Families in Occupancy on 02/28/01	NL	NL	0	0	0	0	NL	0	0	0
Families in Occupancy on 02/27/02	0	0	0	0	0	0	0	0	0	0
Families in Occupancy on 03/26/03	0	0	0	0	0	0	0	0	0	0
SBWL/SBWL1 (White Families)	0	0	14	3	3	0	0	14	1	35
Families in Occupancy on 02/28/01	NL	NL	3	1	0	0	NL	2	3	9
Families in Occupancy on 02/27/02	1	0	3	0	0	0	0	1	0	5
Families in Occupancy on 03/26/03	0	0	2	0	1	0	0	1	0	4

Assessment of Site - Based Waiting List Demographic Changes

(Pursuant to PIH Notice 2000 -43)

Site-Based Waiting List for Mixed -Income, Mixed -Finance Communities

Public Housing Resident Composition Occupancy Data

(as of March 26, 2003)

Description	Ashley Courts at Cascade	Ashley Terrace at West End	Centennial Place	Columbia Village	Magnolia Park	Summerdale Commons	The Villages at Carver	The Village at Castleberry Hill	The Villages of East Lake	Total
SBWL/SBWL1 (American Indian Families)	0	0	0	2	0	0	0	0	0	2
Families in Occupancy on 02/28/01	NL	NL	0	0	0	0	NL	0	0	0
Families in Occupancy on 02/27/02	0	0	0	0	0	0	0	0	0	0
Families in Occupancy on 03/26/03	0	0	0	0	0	0	0	0	0	0
SBWL/SBWL1 (Hispanic Families)	0	0	0	0	1	0	0	0	0	1
Families in Occupancy on 02/28/01	NL	NL	0	0	0	0	NL	0	0	0
Families in Occupancy on 02/27/02	0	0	1	0	1	0	0	1	0	3
Families in Occupancy on 03/26/03	8	0	1	0	1	0	0	1	0	11
SBWL/SBWL1 (Pacific Islander Families)	0	0	32	0	0	0	0	0	0	32
Families in Occupancy on 02/28/01	NL	NL	0	0	0	0	NL	0	0	0
Families in Occupancy on 02/27/02	0	0	0	0	0	0	0	0	0	0
Families in Occupancy on 03/26/03	0	0	0	0	0	0	0	0	0	0
SBWL/SBWL1 (Racial or Ethnic Status Unknown)	0	0	0	0	1	0	0	0	0	1
Families in Occupancy on 02/28/01	NL	NL	0	0	0	0	NL	0	0	0
Families in Occupancy on 02/27/02	0	0	0	0	0	0	0	0	0	0
Families in Occupancy on 03/26/03	0	0	0	0	0	0	0	0	0	0
SBWL/SBWL1 (Disabled Families)	0	7	76	15	82	6	75	65	41	367
Families in Occupancy on 02/28/01	NL	NL	40	5	12	11	NL	28	25	121
Families in Occupancy on 02/27/02	7	3	55	5	13	4	16	29	31	153
Families in Occupancy on 03/26/03	12	5	36	3	32	13	23	30	35	189

*The designation "NL" refers to "No Leasing Activity". NL signifies that no families were present in this category as there was no leasing at this newly constructed site.

**The designation "N/A" refers to "Not Applicable". N/A signifies that no families came under the definition of the indicated category. Noting that "0" also indicates that no families came under the definition of the indicated category.

Attachment E

Home Ownership Program Capacity Statement

As provided in HUD's *Section 8 Homeownership Program's Final Rule* issued on September 12, 2000, AHA is administering its Home Ownership Program through the Housing Choice Program. On November 28, 2001 the AHA Board of Commissioners approved the new Housing Choice Homeownership Program as Chapter 28 of the Housing Choice Programs Administrative Plan. The Home Ownership Program is described within the Housing Choice Programs Administrative Plan and is available as a Supporting Document to this FFY 2003 Annual Plan.

As set forth in 24 C.F.R. § 982.625, AHA demonstrates its capacity to administer the Program by satisfying "one or more" of the following:

- a) AHA's Program will employ and establish a minimum home owner down payment of at least 3 percent and require at least 1 percent of the down payment come from the family's resources or entitlement under the program's rules.
- b) AHA's Program will employ and require that financing for the purchase of a home under its Housing Choice Home Ownership program will be provided, insured, or guaranteed by the state or federal government; comply with secondary mortgage market underwriting requirements for such loans; or comply with generally accepted private sector underwriting.
- c) AHA's program will otherwise demonstrate that it has the capacity, or will acquire the capacity, to successfully operate an Housing Choice Home Ownership program. AHA hereby shows that it has the following capacity:
 - Adequate management to implement, sustain, and promote its homeownership program including professional skilled and experienced: (i) homeownership counseling (both pre- and post-purchase); (ii) mortgage counseling; (iii) credit counseling; (iv) financial structuring; (v) asset management; (vi) real estate development; and (vii) budget counseling.
 - Adequate maintenance of a homeownership waiting list including the: (i) establishment of uniform criteria for each homeownership program; (ii) recruitment of qualified applicants; (iii) screening of qualified applicants; (iv) administration of the waiting list in accordance with AHA's homeownership program.

Attachment F

Project-Based Housing Choice Voucher Statement

The Housing Authority of the City of Atlanta, Georgia, (“AHA”) currently intend to project-basesome of its tenant -based Housing Choice Vouchers in response to needs for affordable housing in the metropolitan Atlanta area. The number of units, including units previously placed under HAP contract in AHA’s Project -Based Certificate program, will not exceed 20 percent of the baseline number of units in AHA’s Housing Choice Voucher program, or such higher percentage as may be authorized. The general location for the project-based assistance will be the City of Atlanta, Georgia, and surrounding areas within the Atlanta Metropolitan Statistical Area. Generally, all project -based assistance will be attached to eligible units located in census tracts with poverty rates of less than 20 percent, when the neighborhood is undergoing a comprehensive revitalization. AHA reserves the right to request an exception to this requirement when it has been determined that a project expands affordable housing opportunities for eligible families or contributes to the revitalization of a local neighborhood or community. AHA also reserves the right to project -base additional Housing Choice Vouchers should AHA determine that additional project -based assistance will further AHA’s affordable housing program initiatives. AHA’s decision to provide project -based assistance is consistent with AHA’s Annual Plan.

Attachment G

Resident Membership of the AHA Board of Commissioners

Each Public Housing Authority is required by *the Quality Housing and Work Responsibility Act of 1998* (“*QHWRA*”) to have residents on its Board of Directors or similar Governing Body. AHA has satisfied this requirement. Commissioners Eva Davis and Elder James Brown are the two residents serving on AHA’s Board of Commissioners. Ms. Davis was originally appointed to the Board of Commissioners on April 6, 1998 and received her most recent reappointment on July 1, 2002. Elder James Brown was originally appointed on June 7, 1999 and received a recent reappointment on July 1, 2002. Each member of AHA’s Board of Commissioners is appointed by the Mayor of the City of Atlanta, Georgia and serve until a successor is named.

Advisory Board Protocol, Advisory Board Meetings and Comments and Public Hearing Comments

Restated Protocol: Membership of the Resident Advisory Boards

The Quality Housing and Work Responsibility Act of 1998 (“QHWRA”) directed AHA to consult with public housing residents and Housing Choice (formerly known as “Section 8”) participants during the preparation of the Agency Annual and Five -Year Plans. The Act required consultation throughout various stages of the planning process. The planning and consultation process included a public hearing, which led to the submission of the Agency Plan. As the Plan is a fluid, technical and phased document, AHA obtained public housing resident and Housing Choice participant consultation that was focused, timely and fully representative of AHA’s overall resident and Housing Choice participant population. The following provides a background overview of the formation of the Resident Advisory Boards and the consultation process.

A. Role of the Resident Advisory Boards.

The role of the Resident Advisory Boards is to participate in the planning process and to assist AHA by making recommendations on the proposed Plan. Their participation and assistance is **advisory** and accomplished through regular scheduled consultation meetings with AHA. AHA considers the recommendation(s) made by the Resident Advisory Boards for changes to the Plan and adopts their recommendations as AHA, in its sole discretion, deems appropriate. Each Resident Advisory Board is informed that AHA does not have to adopt any recommendation(s) made by any or all of the Resident Advisory Boards which AHA, in its sole discretion, believes does not reflect: (i) the best business practice(s); (ii) the current or contemplated direction of AHA; (iii) consistency with AHA’s Plan, its operations, aspirations, intentions or factors affecting AHA’s operations, aspirations, intentions or goals; or (iv) compliance with all applicable laws, regulations, rules, ordinances or requirements.

B. Composition of the QHWRA Resident Advisory Boards

AHA complied with and exceeded the QHWRA advisory board requirements by forming three advisory groups. The resident groups are the Resident Presidents Advisory Board, the Affordable Housing Advisory Board and the Housing Choice (formerly known as “Section 8”) Advisory Board. The advisory boards each have memberships and were appointed in the manner indicated below:

1. Resident Presidents Advisory Board

The Resident Presidents Advisory Board consists of Resident Presidents from each Affordable Housing Community. (Note: these Resident Presidents also serve on the Jurisdiction Wide Council. Each Resident President serving in this capacity is from a duly

constituted Resident Association formed in accordance with By-Laws enacted in accordance with HUD regulations. All such duly constituted and current Resident Presidents are automatic members of the Resident Presidents Advisory Board and remain a member for a period of two (2) years provided that they remain in lease compliance and continue to serve in the office of Resident President of any AHA community. The individuals who served as Resident Presidents during the previous Plan year are listed in the AHA Plan Supporting Documents.

2. Affordable Housing Resident Advisory Board

The Affordable Housing Resident Advisory Board consists of nine (9) residents in AHA's Affordable Housing Program who are: (i) nominated to serve on the Affordable Housing Resident Advisory Board; (ii) selected to so serve on the Affordable Housing Resident Advisory Board in accordance with a Protocol on Resident Advisory Boards written by AHA ("Protocol"); (iii) in agreement to serve on the Affordable Housing Resident Advisory Board; (iv) in lease compliance and not subject to any dispossession actions; and (v) not otherwise removed before the expiration of his or her term in accordance with the Protocol. The resident members of the Affordable Housing Resident Advisory Board are selected from the following categories of residents who adequately reflect and represent the affordable housing residents assisted by AHA:

Category Number	Description of Resident Category	Resident Representatives
1.	Residents living in family AHA communities who are not officers in any Resident Association.	2
2.	Residents living in high-rise AHA communities who are not officers in any Resident Association.	2
3.	Resident living in an Olympic Legacy or other mixed-income, mixed-finance community.	1
4.	Resident who is disabled.	1
5.	Resident who is an officer in a family community Resident Association	1
6.	Resident who is an officer in a high-rise community Resident Association	1
7.	Resident who is living in a privately managed community	1
Total Resident Representatives		9

The Affordable Housing Advisory Board appointed members that provided assistance with the planning of FFY2003 Annual Plan are:

Stephon Lymon
 Pearlina Reed
 Jacqueline Brinson
 John Timberlake
 Ronda Arnold

Mary Bailey
 Lera Jones
 Samuel Burrelles
 Frances Flakes

The President/Chief Operating Officer appointed each member of the Affordable Housing Resident Advisory Board in accordance with the nomination and selection procedure set forth in the Protocol. The members so appointed can serve for two (2) years and may, in the President's sole discretion, be eligible for reappointment to another two (2) year term.

3. Housing Choice (formerly known as "Section 8") Resident Advisory Board .

The Housing Choice (formerly known as "Section 8") Advisory Board consists of nine (9) participants in AHA's Housing Choice Program who are: (i) nominated to serve on the Housing Choice Resident Advisory Board; (ii) selected to serve on the Housing Choice Resident Advisory Board in accordance with the Protocol; (iii) in agreement to serve on the Housing Choice Resident Advisory Board; (iv) not subject to any dispossession action or program termination action; and (v) not otherwise removed before the expiration of his or her term in accordance with the Protocol. The resident members of the Housing Choice Resident Advisory Board are selected from the following categories of participants. This list adequately reflects and represents the participants assisted by the Housing Choice Program.

Category Number	Description of Participant Category	Participant Representatives
1.	Participants living in multi-family dwellings.	2
2.	Participants living in single-family dwellings.	2
3.	Participants who are elderly.	2
4.	Participants who are disabled.	2
5.	Participants who are in the Family Self-Sufficiency Program	1
Total Participant Representatives		9

The appointed Housing Choice Advisory Board members are:

Marlene J. Grant
Lorenzo Wright
Miko Evans
Elsie Burls
Hattie D. Smith

Karen D. Thornton
Wanda J. Carmichael
Bovenia Wilson
Deborah Walker

AHA's President appointed each member of the Housing Choice (Section 8) Resident Advisory Board. The members so appointed can serve for two (2) years and may, in the President's sole discretion, be eligible for reappointment to another two (2) year term. Moreover, recognizing the unique nature of the Housing Choice and Home Ownership components of the Plan, AHA reserved the authority to promulgate supplemental procedures to assist in the efficient functioning of the Housing Choice Resident Advisory Board.

C. Nominations Process.

AHA solicited nominations for membership to the Affordable Housing Resident Advisory Board and Housing Choice Resident Advisory Board through means of a formal nomination process. AHA informed resident leaders, residents, and Housing Choice participants of the nomination process and solicited nominations. Nominations were also solicited from members of the public and members of AHA's staff. All residents and participants nominated were checked for lease compliance at the time of the nomination and at the time of actual appointment to the particular Resident Advisory Board. All appointments to the Affordable Housing Resident Advisory Board and the Housing Choice Resident Advisory Board were made by the President, or her designee.

D. Meetings of the various Resident Advisory Boards.

The Resident Advisory Boards met with frequency and provided valuable consultation, input, suggestions, and recommendations regarding the Plan. In particular, prior to the submission of the Plan: (i) Resident Presidents Advisory Board met six (6) times; (ii) Affordable Housing Resident Advisory Board met seven (7) times; (iii) the Housing Choice Resident Advisory Board also met seven (7) times; and (iv) the Advisory Boards met jointly on one occasion.

Summary of Resident Advisory Boards' Meetings and Comments

Preliminary planning and organizational meetings for the three (3) Resident Advisory Boards were held in July 2002. AHA's Resident Presidents Advisory Board planning meetings officially began in December 2002 for consideration of the FFY 2003 Five -Year and Annual Plans. AHA's Affordable Housing and Housing Choice Advisory Board's planning meetings began in October 2002. Background information on the *Quality Housing and Work Responsibility Act of 1998* ("QHWRA") was provided to resident members at the first scheduled meeting of each advisory board. The background discussions included the actual dissemination and discussion of Federal Registers, HUD guidance notices, and other introductory materials developed by AHA on QHWRA. During the planning process, each advisory board had the opportunity to discuss and provide input on the agency Plans. Resident commitment to attend meetings and provide insight is an important factor of the agency planning process. The following is a brief description of the meetings and comments made by the advisory boards. Complete materials on the resident advisory board process, meeting discussion notes, agendas, presentation materials and other documents provided to the Advisory Board members are located at the AHA, in the Office of Planning's Library.

A. Meetings of the Resident Presidents Advisory Board

July 10, 2002

Resident Presidents met to discuss the Federal Fiscal Year 2003 planning process. An overview of QHWRA and the eighteen component items of the Annual Plan was briefly discussed. After the discussion, members decided on the dates and times of the Federal Fiscal Year 2003 planning meetings.

December 4, 2002

On December 4, 2002, members of the Resident Presidents Advisory Board met to discuss the QHWRA Annual and Five -Year Plan for Federal Fiscal Year 2003. The discussion centered on AHA's goals/objectives outlined in the Five -Year Plan. The four major goals outlined in the Five -Year Plan were discussed and are as follows:

- Become a superior provider of quality affordable housing and property and asset management;
- Develop AHA into an economic ally viable and self sustaining entity;
- Expand, improve and diversify AHA's portfolio and AHA's influence in the affordable housing market while becoming a catalyst for community revitalization;
- Promote and support resident economic self -sufficiency and upward mobility out of public housing.

Additionally, the eight component items of the Annual Plan were briefly reintroduced as a reminder for all advisory board members.

December 18, 2002

On December 18, 2002, the Resident Presidents met to discuss seven components of the Annual Plan. These seven components reviewed were (1) Component One: Housing Needs; (2) Component Three: Eligibility, Selection, and Admissions; and (3) Component Four: Rent Determination; (4) Component Nine: Designation of Housing; (5) Component Ten: Conversion of Public Housing; and (6) Component Twelve: Community Service and Self-Sufficiency Programs.

Component One: Housing Needs

Component One describes the housing needs of families in the jurisdiction served by the City of Atlanta, as well as families who are on AHA's Affordable Housing and Housing Choice waiting list. Advisory members discussed the following:

- 2000 Census data
- Atlanta Metropolitan Statistical Area Population Figures
- Family Types
- 30%, 50% and 80% of Area Median Income
- FY 2002 Income Data
- Racial Composition and demographic Data

The comments discussed were:

- Large number of Blacks residing in the city of Atlanta.
- More Hispanics than before are living in the Atlanta metropolitan area.
- Fewer families have large family sizes.

Component Three: Eligibility, Selection, and Admissions

Component Three outlines the policies that govern eligibility, admissions, and occupancy for the Affordable Housing and Housing Choice programs. At this meeting, the Resident Presidents gave the following input:

- "We need to have policies in place to support people who have been laid off from work."
- "I think residents should be given at least one chance to transfer to another public housing community for personal reasons."
- Drug testing should be a part of the admissions policy.
- "Residents should be able to report changes in family composition in 90 days instead of 10 days."
- Continue criminal background checks.
- "If a person has done the time and has been rehabilitated then they should be allowed to live in public housing."
- Murderers and rapists should not be allowed to live in public housing.

Component Four: Rent Determination

Advisory Board members discussed the policies that govern rent calculations, minimum rent, and flat rate rent. Some members did not agree with the \$25 minimum rent requirement and suggested that it be increased. Others suggested that the increase in the \$25 minimum rent be a trial run for six (6) months. Members also soundered to the concept of being able to select their rent payment method. The Resident Presidents agreed with having the choice between flat rate rent and rent based on 30% of their adjusted income. Other comments on Rent Determination areas follows:

- Weliket hesite -based waiting list.
- The site -based waiting list is convenient.
- At raining classon "how to budget" for all residents is needed .

Component 9: Designation of Housing

Advisory Board members discussed the possibility of future designated housing plans. AHA has stated in the past that it will develop such a Plan. If AHA chooses to designate some of its existing high -rise developments, the Plan will be designed for elderly families only, disabled only, near elderly and elderly only or a mixture of elderly, near elderly and the disabled. Members were in favor of such plans.

Component 10: Conversion of Public Housing to Tenant -Based and/or Project -Based Assistance

It was noted that AHA has been exempt as a high performing agency from providing information on its conversion activities in this section of the Annual Plan. However, AHA has been required to give an assessment of its conventional housing communities to determine whether voluntary conversions are necessary. AHA has not decided to convert any of its public housing communities to either Tenant-Based or Project -based Assistance. Members stated that they understood such policy and had no additional comments to add to this component item.

Component 12: Community Service

Advisory Board members discussed the HUD notice on the Community Service Requirement Change in the FY2002 HUD Appropriation. AHA provided letters to all conventional affordable housing residents advising them of the suspension of the Community Service Requirement. Members were very familiar with the requirement and agreed with the suspension. The comments are as follows:

- Residents should be required to do the eight hours if they are not participating in any job-training programs.
- Residents who are working or participating in a job-training program should not be required to participate.
- "If a person is not working then they should be required to participate in a job training program".

Additional Comments on January 22, 2003

On January 22, 2003 members who did not participate in the December 18, 2003 meeting were given the opportunity to make comments on the above referenced component items. The comments are as follows:

- The criminal background check is acceptable.
- Management is not enforcing the lease policy.
- Private management companies are not conducting criminal background checks.
- "I like the site -based waiting list".
- "I prefer the centralized waiting list".
- Residents should be allowed to transfer to another community if there are continuous problems with the ir assigned unit.
- Residents should report changes in family composition as soon as possible.
- The \$25 minimum rent should stay the same.
- Residents at the age of 50 should continue to live with the elderly and the disabled residents in the high -rise communities.
- Younger disabled residents are needed in the high -rise communities.
- Residents under the age of 35 should not live in the high -rise communities.
- High-rise communities are for seniors.
- Some of the younger disabled residents want to live in the high -rise communities.

January 8, 2003

Component 11: Home Ownership

Members were informed that AHA must state whether or not it administers any home ownership programs or if it plan s to administer any home ownership programs. AHA presenters included representatives from the Housing Choice Programs and The Atlanta Center for Homeownership. It was noted that the Housing Choice Homeownership Program is a pilot program for Housing Choice participants and that The Atlanta Center for Homeownership assists affordable housing residents (and others) who desire to become homeowners. Members were very interested in the Homeownership programs and had the following comments:

- Maintaining a home and understanding the responsibilities is very important.
- "I think the money management class is a good idea".
- Good credit is an important step in purchasing a home.
- "Understanding the steps to homeownership is very important and I think every resident should be educated on these steps".

Component 14: Pet Policy

Members were informed that QHWR requires all housing authorities to set forth in their Annual Plan a Pet Policy. Items discussed regarding the Pet Policy include:

- Common household pets;
- Applications submission;

- Pet application fee;
- Pet deposits;
- Refund on pet deposits; and
- Rules and regulations related to all pets.

Members had the opportunity to suggest deposit amounts on pets. The amounts suggested as changes are listed below :

	<u>Current Amount</u>	<u>Suggested Amount</u>
▪ Cator Dog	\$325	\$350
▪ Birds	\$240	\$50;\$75
▪ Fish/Aquariums	\$160	\$50

Members all agreed that the \$100 application fee was too high and suggested that AHA reduce the amount. AHA will take these and other comments into consideration when reviewing the Pet Policy.

Component 15: Civil Rights Certifications

It was noted that as a requirement of QHWRRA, a series of certifications must be signed and given to the local HUD office when the Plan is submitted in April.

Members were familiar with the process and had no additional comments on the certifications. The signed certifications are:

- Certification for a Drug -Free Workplace (form HUD -50070);
- Certification of Payments to Influence Federal Transactions (form HUD 50071);
- Disclosure of Lobbying Activities (Standard Form LLL);
- PHA Certifications of Compliance with the PHA Plans and Related Regulations Board to Accompany the PHA Plan; and
- Certification by State of Local Official of PHA Plans Consistency with the Consolidated Plan.

Component 16: Audit

It was noted that QHWRRA requires housing authorities to set forth in the Annual Plan the most recent fiscal year audit of the agency. AHA is currently being audited and thus far has no outstanding audit findings to date. Members stated that they understood the Audit section and had no comments.

Component 18: Other Information

On January 8, 2003, members met to discuss component eighteen (18) of the Annual Plan. Members discussed the Resident Board process, membership of Residents on the AHA Board of Commissioners, and the importance of membership participation during the planning process. The comments are as follows:

- The advisory board meetings are very important.
- "I look forward to coming to every meeting".
- Most of the residents ask the Resident Advisory Board members for information about current programs and policies at AHA.

- “It’s important for me to attend because some of the residents in my community are counting on me to provide them with an answer to some of the problems they want addressed with management”.

Other items discussed at this meeting are as follows:

- Composition of the Resident Advisory Boards
- Resident Advisory Board Nomination process
- Component 5: Operations and Management Policies
- Component 6: Grievance Procedures
- Component 13: Crime and Safety
- Component 17: Asset Management

Advisory Board members were very familiar with the component items referenced above and had no comments.

January 15, 2003

The purpose of this meeting was to continue open discussions with the Residents’ Presidents regarding information on Component 2: Financial Resources; Component 7: Capital Improvement Needs; and Component 8: Demolition and Disposition. AHA representatives from the Finance, Real Estate Management, and Design and Construction Management led the discussion on these component items.

Component 2: Financial Resources

- AHA’s Federal Funding
- AHA’s Sources of Income
- AHA’s Capital Funds
- AHA’s Prior Year Federal Grants
- Rental Income
- Other Income
- Non-Federal Sources

Members discussed the recent funding cuts made by HUD. It was noted that recent cuts by HUD and proposals by Congress have significantly affected the FFY 2003 budget year and AHA will be analyzing the impact and may have to make critical, but necessary, adjustments to ensure continued services.

Comments on AHA’s Financial Resources are as follows:

- It is important for the advisory board members to let HUD and Congress know that they should not cut funds that are supporting our communities.
- Members stated that they would write to Congress regarding the proposed budget cuts.

Component 7: Capital Improvement Needs

Members discussed the capital improvements necessary to ensure the long-term physical viability of AHA’s affordable housing developments. Other capital improvement needs discussed were:

- HOPEVI and Public Housing Development and Replacement Activities
- Mixed-Income/Mixed Finance Development Activities
- Capital Plan Annual Statement (Based on resident input, physical needs and estimated funding)
- AHA's Rolling Five -Year Plan

The comments provided on Capital Improvement Needs were as follows:

- Boiler systems should be addressed.
- Elevators need to be addressed in the high rise communities.
- The infrastructure needs to be addressed at some of the communities.
- Capital improvements are necessary to keep the communities decent and safe.

Component 8: Demolition and Disposition

Members discussed the demolition/disposition activities planned for the next fiscal year. Members were very eager to hear of the proposed and/or planned demolition/disposition activities. Members agreed on the planned and proposed activities for the upcoming fiscal year.

Component 1: Housing Needs

Specific Affordable Housing, Signature Properties, and Housing Choices site-based waiting lists were discussed.

Members were very elated to hear the current waiting list numbers reported at each community and had the following comments:

- People are now turning to the affordable housing communities because of the location.
- The physical appearance of many of the communities is decent [and therefore marketable].
- Many of the communities are affordable and convenient to downtown.
- The communities are close to shopping centers and downtown office buildings.
- People are being laid off from work and that is why they are applying for affordable housing.
- People cannot afford to live in luxury apartments in the downtown area so affordable housing is their choice.

February 12, 2003

Advisory Board members met to determine the appropriate resident presenters for the upcoming Public Hearing. It was decided that Diane Wright, President of the Jurisdiction Wide Council would once again provide the residents' perspective on AHA's planning process for the FFY 2003 Annual Plan and the Amended and Restated FFY 2000 -2004 Five -Year Plan. In addition to deciding who would present, members were asked to remind their residents of the

upcoming meeting and to ensure that the notices are posted in their respective Resident Association offices.

The Affordable Housing and Housing Choice Advisory Board Meetings

October 22, 2002

On October 22, 2002, members from the Affordable Housing and Housing Choice Advisory Board met to discuss the QHWRRA Annual and Five Year Plan for Federal Fiscal Year 2003. The discussion centered on AHA's goals/objectives outlined in the Five Year Plan. The four major goals outlined in the Five Year Plan are:

- Become a superior provider of quality affordable housing and property and asset management;
- Develop AHA into an economically viable and self-sustaining entity;
- Expand, improve and diversify AHA's portfolio and AHA's influence in the affordable housing market while becoming a catalyst for community revitalization;
- Promote and support resident economic self-sufficiency and upward mobility out of public housing.

Additionally, the eighteen component items of the Annual Plan were briefly reviewed. The point of discussion for the remainder of the meeting centered on Component 1: Housing Needs.

Component One: Housing Needs

Component One describes the housing needs of families in the jurisdiction served by the City of Atlanta, as well as families who are on AHA's Affordable Housing and Housing Choice waiting lists. Advisory members discussed the following:

- 2000 Census data
- Atlanta Metropolitan Statistical Area Population Figures
- Family Types
- 30%, 50% and 80% of Area Median Income
- FY 2002 Income Data
- Racial and demographic data

The Members discussed the population increase among persons of all races that live in the City of Atlanta since 1990. The comments discussed are as follows:

- The housing needs of families with disabilities should be addressed but the members understood that AHA could not meet all of the need.
- More mobility accessible units are needed for the elderly.
- Need more housing choices for the elderly and the disabled residents.

November 12, 2002

On November 12, 2002, members of the Affordable Housing and Housing Choice Advisory Board continued their discussion on the strategies for addressing the housing needs of residents in the City of Atlanta. The comments discussed are as follows:

Continuation of Component 1: Housing Needs – Strategy for Addressing Needs

- Wheelchair assistance for elderly residents is needed.
- Target more assistance toward the needs of children in the community.

November 19, 2002

The Affordable Housing and Housing Choice Advisory Board members discussed the QHWRAP planning process and components outlined in the Plan. The components discussed were (1) Component One: Housing Needs; (2) Component Three: Eligibility, Selection, and Admissions; and (3) Rent Determination.

Continuation of Component 1: Housing Needs

Component One describes the housing needs of families in the jurisdiction served by the City of Atlanta, as well as families who are on AHA's Affordable Housing and Housing Choice waiting list. Advisory members continued discussion on the following:

- 2000 Census data
- Atlanta Metropolitan Statistical Area Population Figures
- Family Types
- 30%, 50% and 80% of Area Median Income
- FY 2002 Income Data
- Racial and demographic data

In this QHWRAP section members suggested that AHA change some of the reported characteristics in the housing needs chart. The suggestions are as follows:

<u>Family Type</u>	<u>Supply</u>	<u>Quality</u>	<u>Accessibility</u>	<u>Size</u>	<u>Location</u>
Extremely Low Income		5			
Low Income	4	4			
Elderly	4	4	4	4	4
Black		4			4
Hispanic					5
Asian					2

Based on these comments, the data of the Housing Needs chart was re-evaluated. -

Component 3: Eligibility, Selection, and Admissions

Advisory Board members reviewed and discussed issues on eligibility, selection and admissions. Board members were very familiar with the component, agreed with AHA's approach and had the following comments:

- Drug testing should be part of the screening process.
- Meet and greet sessions are needed for new residents.
- New residents should be fingerprinted.
- Residents should not have to wait one year to transfer to a new community.

A. Component 4: Rent Determination

Policies addressing current residents of Affordable Housing and participants of the Housing Choice program were discussed. Policies such as minimum rent, income determinations, flat rents, income-based rent were discussed. The comments are as follows:

- Need policies to support residents who have been laid off from work.
- Gradual increase in the minimum rent.
- "I agree with the minimum rent at \$ 25".
- More job training programs.
- Test run on a \$50 minimum rent.
- Anytime the family experiences an income increase they should report the change as soon as possible.

December 10, 2002

In this joint meeting of the two Advisory Boards, Members discussed the following:

Component 9: Designation of Housing

On December 10, 2002, advisory board members discussed the possibility of future designated housing plans. AHA has stated in the past that it will develop such a Plan. If AHA chooses to designate some of its existing high-rise developments, the Plan will be designed for elderly families only, disabled only, near elderly and elderly only or a mixture of elderly, near elderly and the disabled. Members were in favor of such Plans.

Component 10: Conversions of Public Housing to Tenant-Based and/or Project-Based Assistance

It was noted that AHA is exempt as a high performing agency from providing information on this component to the Annual Plan with the exception of stating it has assessed its communities. AHA has completed this assessment. Members also discussed the difference between tenant-based and project-based assistance and understood that AHA has not yet chosen to convert any of its properties.

Component 11: Home Ownership

Members were informed that AHA must state whether or not it administers any home ownership programs or if it plans to administer any home ownership programs. AHA representatives from the Housing Choice Home Ownership Programs and The Atlanta Center for Home Ownership led the discussions regarding AHA's home ownership opportunities. The comments were as follows:

- The Home Ownership Program is designed to help families become self-sufficient.
- The Housing Choice Home Ownership program should have policies in place to help families that are laid off from work.

Component 12: Community Service

Advisory Board members discussed the HUD Community Service change in the FY2002 HUD Appropriation Bill. The notice stated that residents in Non-HOPE VI communities are no longer required to do eight (8) hours of community service and only residents in HOPE VI communities are still required to meet the community service requirement. AHA provided letters to all conventional affordable housing residents advising them of the suspension of the Community Service Requirement. Members stated that they understood the change and received notice of such change.

Component 14: Pet Policy

At this meeting, members discussed the pet policy. It was stated that AHA has implemented a pet policy as required by the Quality Housing and Work Responsibility Act of 1998 ("QHWRA"). Residents stated that they were aware of the pet policy and were in agreement with the policy. Members also had the opportunity to suggest deposit amounts on pets. The amounts are indicated below:

	<u>Current Amount</u>	<u>Suggested Amount</u>
▪ Cator Dog	\$325	\$250
▪ Birds	\$240	\$140
▪ Fish/Aquariums	\$160	\$75

Copies of the Pet Policy were given to each board member. AHA will take into consideration the Advisory Board's recommendations when revising the Pet Policy.

Component 15: Civil Rights Certifications

It was noted that as a requirement of QHWRA, a series of certifications must be signed and given to the local HUD office when the Plan is submitted in April. The signed certifications are:

- Certification for a Drug-Free Workplace (form HUD-50070);
- Certification of Payments to Influence Federal Transactions (form HUD 50071);

- Disclosure of Lobbying Activities (Standard Form LLL);
- PHA Certifications of Compliance with the PHA Plans and Related Regulations; and
- Certification by State of Local Official of PHA Plans Consistency with the Consolidated Plan.

Component 16: Audit

It was noted that QHWR requires housing authorities to set forth in the Annual Plan the most recent fiscal year audit of the agency. AHA is currently being audited and thus far has no outstanding audit findings to date. Members stated that they understood the Audit section and had no comments.

Component 18: Other Information

On December 10, 2002, members met to discuss component eighteen of the Annual Plan. Members discussed the Resident Advisory Board process, membership of Residents on the AHA Board of Commissioners, and the importance of membership participation during the planning process. Members discussed the role of the Resident Advisory Board in the formulation of the Annual Plan. AHA explained that QHWR mandates consultation with the advisory board members throughout various stages of the planning process. It was noted that participation and input in the planning process is very important and requires members to attend all scheduled meetings. Members agreed that their participation was an essential part in the planning process and offered no additional comments. Copies of the Advisory Board Protocol were given to each board member.

December 17, 2002

This meeting date included a review of previously discussed components for Advisory Board members that missed any of the previous meetings.

- Component 1: Housing Needs
- Component 3: Policies on Eligibility, Selection and Admissions
- Component 4: Rent Determination
- Component 9: Designation of Housing
- Component 10: Conversion of Public Housing
- Component 11: Homeownership
- Component 12: Community Service
- Component 14: Pet Policy
- Component 15: Civil Rights Certifications
- Component 16: Fiscal Audit
- Component 18: Other Information

The majority of the discussion centered on AHA's minimum rent policies and the requirements AHA places on the minimum renters (i.e., to look for work, participate in training programs, educationally enriched activities, etc.). Members again commented that a gradual increase in rent would help residents become self-sufficient.

The component on home ownership was another topic of the meeting. Members stated that the counseling services and classes available in the home ownership program are excellent and well needed in order to help residents become self-sufficient and to get public assistance.

January 16, 2003

The purpose of this meeting was to discuss with the board members AHA's Financial Resources and Capital Improvement Needs. Demolition and Disposition activities were also discussed. AHA representatives from the Finance, Real Estate Management, and Design and Construction Management departments provided the presentations for this meeting. The items discussed were as follows:

Component 2: Financial Resources

- AHA's Federal Funding
- AHA's Sources of Income
- AHA's Capital Funds
- AHA's Prior Year Federal Grants
- Rental Income
- Other Income
- Non-Federal Sources

It was noted that recent cuts by HUD and proposed cuts by the Administration have significantly affected the FFY 2003 budget year. AHA will be analyzing the impact of the cuts over the next few months and make the necessary adjustments in its efforts to provide affordable housing assistance.

Component 7: Capital Improvement Needs

Members discussed the capital improvements necessary to ensure the long-term physical viability of AHA's public housing developments. Other capital improvement needs discussed were:

- HOPE VI and Public Housing Development and Replacement Activities
- Mixed-Income/Mixed Finance Development Activities
- Capital Plan (Based on resident input, physical needs and estimated funding)
- AHA's Rolling Five-Year Plan

The comments provided on Capital Improvement Needs are as follows:

- Survey from residents will help address capital improvement needs.
- More inspections throughout the year.
- Energy efficient appliances are needed.

Component 8: Demolition and Disposition

Members discussed the demolition/disposition activities planned for the next fiscal year. Members were very eager to hear of the proposed and/or planned demolition/disposition activities. The name of the community, location of the demolition and/or disposition activity, and the timelines for carrying out the

activities were discussed. Members commented on the various demolition and disposition projects.

- The agency should include more families in the new revitalized communities.
- AHA should purchase land to build single-family homes.

February 2003

Advisory Board members met to determine the appropriate resident presenter for the upcoming Public Hearing. It was decided that Miko Evans, would provide the Affordable Housing and Housing Choice Advisory Board's perspective on AHA's planning process for the FFY 2003 Annual Plan and the Amended and Restated FFY 2000-2004 Five-Year Plan. Additionally, members were asked to inform other residents, participants and/or the general public of the upcoming March 11, 2003 Public Hearing.

March 12, 2003 – Joint Meeting with AHA's Three Advisory Boards

The purpose of this meeting was to discuss comments made at the Public Hearing held Tuesday, March 11, 2003. Upon discussing the Plans, the Advisory Board members will then determine if any of the comments made during the meeting necessitate making any modifications to the current draft Plans.

During the meeting the Advisory Board members actively discussed the Public Hearing, the large number of persons in attendance and the comments made by the participants. The group decided that many of the comments made had been included in the Plans. Specifically, Advisory Board members referenced capital improvement requests that have been already referenced in the Capital Fund Statement and Five-Year Action Plan.

Summation

The information referenced above concludes the Residents Advisory Boards Federal Fiscal Year 2003 planning meetings. Members stated that they were pleased with the overall planning process and would like to have one or two jointly meetings after the Plan is submitted to HUD. No additional comments were offered on the Amended and Restated Federal Fiscal Year's 2000-2004 Five-Year Plan and the Federal Fiscal Year 2003 Annual Plan.

Comments and/or Questions from the March 11, 2003 Public Hearing on AHA's Amended and Restated Five -Year Plan and Annual Plan Federal Fiscal Year 2003

AHA held a Public Hearing on Tuesday, March 11, 2003 to present and receive comments from residents, participants, and the general public on its Amended and Restated Five -Year Plan for Federal Fiscal Years 2000 –2004 and the Annual Plan for Federal Fiscal Year 2003. The Public Hearing was conducted by AHA Board of Commissioner Elder James Brown.

The presentation was presented in powerpoint format and was held at the Fulton County Government Center located at 141 Pryor Street in downtown Atlanta, Georgia. In addition to the Board of Commissioners conducting the Public Hearing, AHA was privileged to have several Affordable Housing residents and Housing Choice participants as presenters, discussing their involvement with the planning process and how they were able to take full advantage of the available programs and services provided by AHA. The resident/participants speakers were members of AHA's Resident Presidents Advisory Board, Housing Choice Advisory Board, former Family Self -Sufficiency (FSS) participants, and former clients that have now achieved homeownership and/or economic independence.

At the close of the Public Hearing, an open forum was held to allow audience participants to ask questions or make comments on the Plans. The following are the comments made and/or questions asked at the Public Hearing:

Question –
Is the Annual Plan on the web -site?

Response –
The Plans we are presenting tonight are not currently on the web -site. However, that is an excellent idea . AHA will certainly consider placing the new Plan on the web -site.

Question –
Will Bowen Homes receive any renovations?

Response –
Yes, Bowen Homes will and has received upgrades. Cycle painting is one such improvement scheduled for the community.

Question –
What are the capital plans for Cosby Spears?

Response –
AHA is evaluating the major systems at all of the high-rise communities, including Cosby Spears. Cosby Spears recently had extensive elevator repairs. Although the funds are limited, AHA is taking into consideration the maintenance needs of all its communities.

Comments –
Thank you for the renovations at East Lake Towers. Thank you for providing a safe, livable community at East Lake. We still need more around the clock security services though.

Response –
The safety of our residents is always a priority for AHA. Budget cuts have impacted every facet of AHA, including security services. AHA does ensure that some security services are provided for all communities, however budget cuts are making this more and more difficult. AHA is now asking all residents to help AHA's programs by being a good neighbor, looking out for one another, and by always being aware of one's surroundings.

Question –
My keycard (building access card) does not work, what do I need to do?

Response –
First, report it to the property manager. After hours, a resident may also report any card access or security problem to AHA's Command Center. The number is 404-541-6708.

Question –
Will tenants have any input into the selection of new management companies?

Response –
Yes, AHA always includes residents on the evaluation committee to select private management companies.

Written Comment –
“Thank you for the informative meeting. The Plans, especially the home ownership [plans] are very good and I think it's great! I love my apartment, the floor plan and huge windows and the location in the community.”

Written Comment –
“I would like to be on the Resident Advisory Board.”

Attachment I
AHA Five-Year Plan Progress Statement

AHA hereby submits its third Five -Year Plan Progress Statement. The reported items of this Five-Year Plan Progress Statement are accomplishments occurring to date, since April 17, 2002 .

Goal #1:
Become a superior provider of quality affordable housing and property asset management services.

A. Affordable Housing Accomplishments

During Federal Fiscal Year 2002 and AHA's Fiscal Year 2003, AHA continued providing quality affordable housing through superior property and asset management services. The provision of quality affordable housing has been and is one of AHA's score emphases. In the Affordable Housing Program, private management companies ("PMCos") provide the day-to-day management services for AHA Affordable Housing communities and AHA's asset management initiatives oversee the PMCos, to ensure the program is being fully implemented and that services are provided to AHA's affordable housing residents. Within the past reporting fiscal year, AHA now highlights the following **Affordable Housing Program accomplishments:**

1. Sustained high performing status for the 3rd straight year under the Public Housing Assessment System (PHAS).
2. AHA continued its innovative strategy of having professional private management companies manage the day-to-day operations and execute the capital improvement work at AHA's 33 Affordable Housing communities.
3. AHA designed a comprehensive Asset Management Review protocol and checklist by which to measure each of the PMCos' performance capabilities on a property-by-property basis.
4. AHA conducted Asset Management Reviews on each of the 33 Affordable Housing communities highlighting the successes of the PMCo initiative and recommending strategies to strengthen management operations.
5. AHA is providing access to its web-site customers at all 33 AHA communities through state-of-the-art computer kiosks.
6. Automated the reporting system between AHA and the PMCos, thereby improving the efficiency of the reporting process.
7. AHA has initiated baseline reviews by an independent inspection company of its entire Affordable Housing inventory to determine: (i) capital improvement needs; (ii) maintenance needs; and (iii) other improvements needed to bring each apartment consistently to market quality standards.
8. AHA has designed attractive and informative marketing brochures for the Affordable Housing and Signature Property communities.

9. Obtained HUD approval of new Affirmative Housing Marketing Plans for all 33 AHA Affordable Housing communities. The Affirmative Housing Marketing Plans further AHA's capabilities of providing the following outreach services:
 - a. Identify the needs of the young disabled and the elderly;
 - b. Develop additional resources for the disabled and the elderly; and
 - c. Provide housing preference to applicants 62 years of age and older.
10. Conducted a review of all conventional Affordable Housing properties for accessibility improvements related to AHA's Accessibility Transition Plan, and provided detailed progress reports to PMCos to aid them in developing a work plan for addressing any outstanding items.
11. Developed an Accessibility Database to store and report information on AHA's ADA/accessible units.
12. AHA continued refining the reorganization of its internal operations to further position itself as an excellent asset manager of affordable housing.
13. Updated and redesigned AHA's state-of-the-art web site to provide electronic access to information on AHA's Affordable Housing communities in a more user-friendly manner. AHA's web site address is: www.atlantahousing.org
14. From July 1, 2002 until December 31, 2002, AHA invested \$6.8 million dollars in capital improvements at AHA's Affordable Housing communities.
15. Between January 2003 and June 30, 2003, AHA anticipates investing an additional \$6.1 million dollars in capital improvements at AHA's Affordable Housing communities.
16. Successfully relocated all affected families (685) from Capitol Homes to replacement affordable housing, housing choice, or private housing of the families' choice.

B. Signature Property Accomplishments

The provision of affordable housing in the Affordable Housing Program mirrors the drive to provide quality affordable housing options at AHA-sponsored Signature Properties. At all of the Signature Property communities Affordable Housing Assisted residents live side-by-side with market-rate residents. AHA has had remarkable success with its Signature Property communities. A few of this year's accomplishments at the **Signature Properties** include:

1. The successful loss-out of AHA's first HOPE VI grant for the transformation of the former Techwood/Clark Howell into Centennial Place.
2. Furthered the revitalization of Capitol Homes by engaging a development partner for Capitol Homes. The vision for the revitalization of Capital Homes is creating "Georgetown of the South". The development partner is a business venture which includes Trammell Crow Residential, a national developer with a specialization in urban revitalizations, Integral Properties, a local developer with expertise in urban revitalization and Urban Realty, a local developer with particular expertise in single family housing production.
3. Successfully completing the relocation of all 685 affected Capitol Homes families, and initiating demolition activities.

4. Phase I of the Villages of Carver completed and is completely leased across income levels. 114 of the former Carver residents returned to the new mixed income community.
5. Achieved major steps in the revitalization of Harris Homes, including completing the master plan and taking the first step toward advancing the development's financing.
6. Phase I of the revitalization of Perry Homes is under development. Low-income housing tax credits have been awarded for the next two phases of the multi-family residential development. The City of Atlanta, Fulton County, and Atlanta Public School System created the Perry/Bolton Tax Allocation District.
7. Began the Human Services Management Program (HMSP) at the HOPE VI communities which provides an additional resource to help families become successful, improve the quality of their lives, and move families toward economic independence.
8. From April 17, 2002 to February 4, 2003, four (4) financial closings relating to the development of Columbia Commons, West Highlands (Phase I), Ashley Courts at Cascade (Phase III), and The Villages at Carver (Phase II) were consummated.

C. Housing Choice Programs Accomplishments

The Housing Choice Program is an asset management based program, where landlords provide the actual housing units and AHA through its administration, oversight and monitoring and contract administrative systems, ensures appropriate housing is available for AHA participants. AHA has once again successfully maintained a high utilization rate and extended a successful marketing campaign to recruit new landlords into the program. The resulting efforts have increased the affordable housing options available to AHA Housing Choice participants. The noted **Housing Choice Programs** accomplishment this year include:

1. Achieved High Performer status in the 2002 SEMAP. AHA anticipates having virtually all of its allocation of 11,668 Housing Choice vouchers utilized by June 30, 2003.
2. Successful marketing efforts led to the availability of over 1,700 additional affordable housing units to Housing Choice families. Over 50% of these newly listed units are in areas of low poverty.
3. Implemented outreach process that allows landlords to post unit listings on AHA's web-site. Families are now able to retrieve the listings of available units by bedroom size or unit address on the web-site or at AHA.
4. Fast tracked HUD's endeavor to reduce by at least 50%, income reporting discrepancies across the nation by year-end 2004 by using the Department of Labor's (DOL) unemployment insurance income/eligibility verification system to increase the integrity of income information received from Housing Choice Program participants.
5. Aggressively conducted criminal background checks on over 20,000 families to improve screening efforts. Additional screening by AHA resulted in improving new owner's acceptance of the Housing Choice Programs and Housing Choice families.

6. Recruited and accepted Housing Choice Program participants into the new AHA Mortgage Assisted Homeownership Program.
7. Entered into agreement with New South Federal Saving Bank to provide loans for homeownership to increase affordable housing options for Housing Choice participants.
8. Implemented an initiative that “pre -screens” units and provides technical assistance to potential landlords to ensure an enhanced quality of housing choice units is available for participants.
9. AHA has begun conducting unit -by-unit baseline reviews of its entire Housing Choice inventory to determine: (i) condition of each unit; (ii) maintenance and capital improvement or upgrade needs; and (iii) other improvements needed to improve each unit to higher market quality standards.

D. Business Strategy/Systems Implementation Accomplishments

AHA has found that the accomplishments gained in the Affordable Housing Programs, Signature Properties, and Housing Choice Programs, were partially the result of improved business strategies and, in many instances, the implementation of new business systems. These new strategies and business systems allow AHA to streamline operations, effectively cut costs, and improve the efficiency of services to continue offering quality affordable housing options. A few of the **Business Strategies/Systems Implementation accomplishments** this year include:

1. Agency-wide implementation of Oracle Financial Management System that is designed to improve AHA’s financial reporting, management oversight, and information sharing capabilities.
- Began the review of agency, assessment and improvement of agency -wide departmental Policies and Procedures and business systems .
3. Barcoding of equipment for efficient inventory tracking.
 4. Six (6) user friendly customized databases used to generate accurate reports and tracking data on Resident Services programs.
 5. Reengineered the Affordable Housing and Housing Choice Inspection departments.

Goal #2

Develop AHA into an economically viable and self sustaining entity.

In light of consistent federal funding cuts, AHA has taken additional steps toward developing means of securing additional funding opportunities and implementing financial systems to maintain fiscally efficient operations. The accomplishments of these endeavors this year include:

1. Improvement of financial management, analysis, and reporting capabilities through the implementation of ORACLE.
2. Established an overhead allocation fiscal methodology to determine total AHA operational costs to monitor long -terms sustainability .

3. Developed ten (10) year budget and cash forecasting process to improve oversight of fiscal affairs.
4. Received \$500,000 in grants from foundations to support home ownership initiatives.

Goal#3

Expand, improve & diversify AHA's portfolio and influence in the affordable housing market while becoming a catalyst for community revitalization.

Since 1995, AHA has been a catalyst in the City of Atlanta for the revitalization of many Atlanta neighborhoods. During Federal Fiscal Year 2002, AHA continued its diversification efforts through numerous revitalization projects. **AHA's catalyst endeavor toward community revitalization** this year includes the following:

1. The closing of four (4) mixed -income, mixed -financed development transactions supporting Columbia Commons, West Highlands (Phase I), Ashley Courts at Cascade (Phase III), and The Villages at Carver (Phase II) .
2. Entered into partnerships with faith -based organizations to develop affordable for - sale homes in the West Highlands at Heman East Perry Boulevard .
3. Began Phase I construction of 124 units at West Highlands.
4. Master Plan for the revitalization of Harris Homes completed and construction expected to commence within the next fiscal year .
5. Acquired properties surrounding Magnolia Park to stabilize the neighborhood – with an ultimate goal of providing home ownership opportunities.
6. Conducted the 4th Annual Landlord Symposium , attracting approximately 275 potential new landlords to provide affordable housing to AHA Housing Choice participants.
7. Conducted various marketing outreach efforts to recruit landlords with high quality affordable housing units. Outreach activities during federal fiscal year 2002 included: Georgia Real Estate Investors Association, Inc., National Association of Residential Property Managers, Handson Atlanta, and The Governor's Small Business Trade Expo 2002, to list a few.
8. Continuous monthly landlord briefings at least twice a month to educate and train new participating landlords of the Housing Choice Program.

Goal#4:

Promote and support resident economic self sufficiency and

upward mobility out of affordable housing.

AHA has steadfastly upheld the need for ensuring that residents and participants of AHA programs receive the best available economic self-sufficiency and quality of life services available. To this end, in Federal Fiscal Year 2002, AHA provided its resident clients with a variety of programs and services. The onset of these programs have resulted in numerous accomplishments, a few areas follows:

1. Successful implementation of the “Human Services Management Program” (“HMSP”), a comprehensive case management program that provides family support services and counseling toward economic independence to all affected HOPEVI residents from Carver, Capitol, Perry, and Harris communities.
2. Technical assistance for AHA Resident Associations in completion of HUD’s 2002 Resident Opportunity for Self Sufficiency (ROSS) grant application. ROSS grant awards were received in the amount of \$ 1.4 million for fourteen (14) resident associations .
3. Promoted positive leadership development within AHA’s communities by providing 20 Resident Association Officers with scholarships for Georgia Association of Housing and Redevelopment Authority Inc. (“GARHA”) training.
4. Developed a Family Financial Fitness Pilot Program designed to assist families with education and savings for homeownership.
5. Successfully facilitated the process of nine public housing families completing the financial literacy portion of the Family Financial Fitness Program .
6. Obtained twelve (12) full scholarships and eight (8) partial scholarships for the Summer Cape Teaching/Learning Camp from Georgia Technical Institute .
7. Collaborated with local agencies to develop strategies to eliminate truancy in Affordable Housing communities. Initiatives shared by Protective Services, Executive Office, and Office of Corporate Planning and Development.
8. Organized an internal Education Task Force to address the educational needs of AHA families.
9. AHA is working in collaboration with the Atlanta Public Schools to enhance the educational performance of school age children in AHA communities, with particular emphases on truancy, skills achievement, and career visioning.
10. AHA continued its commitment to its youth residents by collaborating with various service providers, including the Boys and Girls Club and the YMCA for the delivery of youth programs and services.
11. Received \$24,000 grant to provide supportive services to AHA’s frail and elderly residents. Coordinated social services for 100 of AHA’s frail, critically ill elderly, and disabled to continue providing independent living option or in some cases, referral to appropriate services.
12. Conducted health screening outreach activities in the Housing Choice Program with Morehouse School of Medicine Prevention Research Center, Eric Brookside (kidney awareness), and participated with Aids Walk Atlanta.

13. Secured HUD approval for two additional Family Self Sufficiency (FSS) Coordinators, to handle the influx of participants.
14. Six (6) Family Self Sufficiency (FSS) participants successfully achieved their goals of becoming homeowners.
15. Participants from the FSS Program have successfully been enrolled in the Housing Choice Homeownership Program.
16. Memorandum of Agreement with Fulton County Department of Labor modified to provide comprehensive employment/career assessment/skill tests for Housing Choice participants.

These are a few of AHA's Federal Fiscal Year 2002 accomplishments toward the goals and objectives of the Five -Year Plan. Many of the objectives of the Five -Year Plan have been reached by AHA over the past three years. AHA anticipates attaining the remainder of the objectives by the close of the Five -Year Plan, in Federal Fiscal Year 2004.

AHA Flat Rate Rent Schedule

AHA CONVENTIONAL PUBLIC HOUSING COMMUNITIES:

(These amounts may be adjusted based on market conditions or AHA priorities)

AHA DEVELOPMENT	STUDIO	1 BEDROOM	2 BEDROOM	3 BEDROOM	4 BEDROOM	5 BEDROOM
Antoine Graves	\$450	\$550	N/A	N/A	N/A	N/A
Bankhead Courts	N/A	\$350	\$400	\$450	\$500	\$550
Barge Road	N/A	\$450	\$550	N/A	N/A	N/A
Bowen Homes	N/A	\$350	\$400	\$450	\$500	\$550
Carver Homes	N/A	\$375	\$425	\$500	\$550	N/A
Cheshire Bridge	N/A	\$700	\$800	N/A	N/A	N/A
Cosby Spear s Tower	\$400	\$450	\$500	N/A	N/A	N/A
East Lake Towers	\$475	\$525	N/A	N/A	N/A	N/A
Englewood Manor	N/A	\$350	\$450	\$500	\$600	N/A
Georgia Avenue	N/A	\$500	\$500	N/A	N/A	N/A
Gilbert Gardens	N/A	\$400	\$500	\$575	\$650	N/A
Grady Homes	N/A	\$450	\$500	\$600	\$650	\$650
Graves Annex	\$450	\$550	N/A	N/A	N/A	N/A
Herndon Homes	N/A	\$450	\$500	\$550	\$600	N/A
Hightower Manor	N/A	\$450	\$550	N/A	N/A	N/A
Hollywood Courts	N/A	\$350	\$400	\$450	\$550	N/A
John O'Chiles	\$525	\$575	\$650	\$700	N/A	N/A
Jonesboro North	N/A	\$400	\$500	\$575	\$650	\$700
Jonesboro South	N/A	\$400	\$500	\$575	\$650	\$700
Juniper and 10th Street	\$600	\$650	N/A	N/A	N/A	N/A
Leila Valley	N/A	\$400	\$500	\$575	\$650	\$700
Martin Luther King Towers	\$450	\$500	N/A	N/A	N/A	N/A
Marian Road	N/A	\$700	\$800	N/A	N/A	N/A
Marietta Road	N/A	\$400	\$500	N/A	N/A	N/A
Martin Street Plaza	N/A	N/A	\$750	\$825	\$875	N/A
McDaniel Glenn	N/A	\$500	\$600	\$650	\$700	\$750
Palmer House	\$500	\$600	\$700	\$800	N/A	N/A
Peachtree Road	N/A	\$700	\$800	N/A	N/A	N/A
Piedmont Road	N/A	\$700	N/A	N/A	N/A	N/A
Roosevelt House	\$450	\$550	\$700	N/A	N/A	N/A
Thomasville Heights	\$300	\$350	\$450	\$500	\$600	\$650
University Homes	\$400	\$450	\$550	\$650	\$700	N/A
U-Rescue Villa	N/A	N/A	\$500	\$550	\$600	\$600
Westminister	N/A	\$650	\$750	N/A	N/A	N/A

**Mixed-Income, Mixed Finance Communities Ceiling Rate Rent Schedule
Based Upon Tax Credit Levels**

Development	1bdrm	2bdrm 1bath	2bdrm 1 1/2 bath	2bdrm 2bath	2bdrm 2bath Townhome	3bdrm 2bath	4bdrm
CentennialPlace	\$627	\$739	\$739	\$739	n/a	\$855	n/a
VlgEastLake	\$631	\$765	n/a	n/a	n/a	\$886	\$985
VlgCastleberry	\$600	\$665	n/a	*\$675- 750	\$785	\$800	n/a
Summerdale Com	\$570	n/a	n/a	*\$680- 710	n/a	\$760	n/a
ColumbiaVlg	n/a	n/a	\$630	n/a	n/a	\$735	\$820
AshleyCourts	\$633	\$719	n/a	\$759	n/a	\$871	\$954
MagnoliaParkI	*\$603- 630	n/a	\$738	\$760	n/a	\$832	n/a
MagnoliaParkII	*\$583- 610	n/a	\$718	\$740	n/a	\$812	n/a
AshleyTerrace	\$585	\$650	n/a	*\$675- 700	n/a	n/a	n/a
VlgatCarver	*\$595- 605	\$635	n/a	*\$655- 725	n/a	n/a	\$855

* Pricerangesdifferbasedonthebedroomsizesduetothesquarefootage

Revised 12/17/96



THE HOUSING AUTHORITY OF THE CITY OF ATLANTA, GEORGIA

SITE-BASED WAITING LIST POLICY

Effective: December 19, 1996

THE HOUSING AUTHORITY OF THE CITY OF ATLANTA, GEORGIA SITE-BASED WAITING LIST POLICY

I. INTRODUCTION

The Housing Authority of the City of Atlanta, Georgia ("AHA") will use as site-based waiting list for on-site and off-site public housing replacement units developed and/or acquired as a part of the Olympic Legacy Program. The Olympic Legacy Program involves the comprehensive revitalization of five of its most distressed communities (Techwood Homes, Clark Howell Homes, East Lake Meadows, John Hope Homes and John Eagan Homes (collectively, the "Olympic Legacy Communities")) as mixed-income communities, all as fully described in letters, dated February 5, 1996 and May 2, 1996, and November 14, 1996 and December 12, 1996 from AHA to the U.S. Department of Housing and Urban Development ("HUD"). The background and facts relating to the AHA's agreement to use the site-based waiting list approach is managing the replacement housing unit on and off-site for the Olympic Legacy Communities are set forth in the letters dated February 5, 1996, and May 2, 1996, and November 14, 1996 and December 12, 1996 from AHA to HUD, and in the HOPE VI Grant Agreement, dated August 12, 1995, as amended ("HOPE VI Grant Agreement.") HUD's authorization and approval of using the site-based waiting list approach are set forth in its letters dated June 28, 1996 and December 13, 1996 to the AHA. AHA intends to implement these provisions in a method to fairly address the equity issues of the public housing eligible applicants for housing who were on AHA's centralized waiting list as of September 10, 1996, and applicants since that date for housing at each site, including replacement housing sites. AHA will use this Site-based Waiting List Policy ("Policy") to ensure a measure of consistency in the administration of each independent site-based waiting list for public housing-assisted units.

On-site and off-site replacement public housing eligible units developed and/or acquired for the Olympic Legacy Communities will be operated with fully independent site-based waiting lists administered according to this Policy. This Policy describes the basic operational aspects of each site-based waiting list and is designed to assure general consistency in the application of the guiding principles established by HUD in the approval process. This Policy is applicable only to those units of public housing contained within the Olympic Legacy Communities and those public housing units designated at off-site replacement developments under the Olympic Legacy Program. The Policy provides a framework for the operations at each of those sites. The management plans and marketing plans for the sites will provide additional details on the operation of the particular site-based waiting list.

To the extent that this Policy is in conflict with provisions in the Further Assurances Agreements (or the Redevelopment Cooperative Agreement in the case of East Lake Meadows) for any Community, the provisions of the particular Agreement will govern to the extent of the conflict.

II. PURPOSE

AHA is using the site-based waiting list approach to strengthen the concepts of community improvement and family self-sufficiency within each of the replacement housing sites. Applicants will be provided with the opportunity, proactively, to select the housing of their choice. Applicants will have the opportunity to review the location, amenities, job opportunities, social programs, schools, and neighborhoods to determine interest in the specific community.

This proactive step is the beginning of the applicants' move toward family self-sufficiency. Applicants will select the housing of their choice and make a conscious decision to commit to the community, instead of just taking the housing offered without any applicant role in the selection of the housing. Such empowerment will allow applicants to experience a profound sense of pride which comes when one takes responsibility for selecting housing suitable for an applicant's family. At the time of selection, a relationship between the Property Manager and the applicant will be established. AHA expects this pride and relationship to extend to the applicant's maintenance and respect for his or her apartment and the overall community. As a condition for living in any Olympic Legacy Community, on-site or off-site, applicants will agree to participate in the self-sufficiency program with supportive services. The self-sufficiency program is mandatory with certain limited exceptions.

III. OPENINGS AND CLOSINGS OF THE WAITING LIST

The waiting list for each community will be opened following a public notice in a newspaper of general public circulation. The public notice will contain the following information:

1. Site Location;
2. Application Procedure -(Lottery, Date/Time, etc.);
3. Availability of unit sizes;
4. Identification of basic eligibility criteria for applicants; and
5. Fair Housing Logo or statement.

AHA will review the basic text and organization of the proposed advertisement as a part of the review of the management agent's management plan and marketing plan for the community. The management agent will be responsible for maintaining copies of all advertisements in a marketing file. The management agent will advise the AHA of its intention to open a site-based waiting list, in writing, before the opening of the site-based waiting list. The management agent will form a plan at this notice in a method to allow prominent public posting of the information in AHA's Central Application Office. This posting will allow

any applicants who visit the Central Office or place an application to be informed about the full array of other housing opportunities that are available from time to time.

The management agent will also assure the publication of the opening or closing of the waiting list in selected newspapers of general public circulation and minority orientation and circulation to broaden the impact of the marketing efforts. The selection of such newspapers will be in accordance with the marketing plan of the management agent.

If the management agent closes the site-based waiting list due to an excess of applicants that cannot be reasonably served in the foreseeable future, the closing of the waiting list will be publicized in a newspaper of general public circulation. The management agent will provide advance written notice to the AHA of the closing. The management agent will again inform the notice in a method to allow prominent public posting of the information in AHA's Central Applications Office.

IV. APPLICATION PROCESS

Applicants will follow the procedures specified by the management agent in the completion of the application, related documents and verifications.

V. MANAGEMENT OF THE SITE-BASED WAITING LIST

The management agent will organize the site-based waiting list in the manner described in the management plan for the site. The management agent will maintain the information supporting the waiting list organization at the site. This information may include a preapplication form, application form or other similar documents. The management agent will select the applicants from the waiting list for review and consideration in strict accordance with the procedures set forth in its management plan. Selections will be in writing and will be documented in the files of the applicants. Appropriate verifications will be maintained at the site.

Applicants physically unable to complete an application at the site due to disabilities or handicaps may be afforded the opportunity initially to apply in writing by mail. However, applicants selected for interviews may be required to attend an appointment at the site to provide required verifications for occupancy consideration.

If an applicant states that the applicant is unable to apply in person at a site, then AHA will facilitate the application by providing the applicant with a referral card. The referral card may be directed to the community to which the individual desires to place an application. This referral card will enable the site to send an application to the applicant. The applicant will return the completed application to the site by mail or in person. Once the applicant is

considered for placement in the community, the application will receive final processing in the community and the applicant may be required to visit the community to complete the application processing and eligibility determination.

VI. SELECTION PREFERENCES - LOCAL AND FEDERAL

The management agent will provide information on the preferences to be used in the selection of families at the site. This information will be contained in the management plan for the site. AHA will review and approve these preferences in advance. Generally, AHA expects that the preferences will coincide with the local preferences adopted by AHA in its current Admissions and Continued Occupancy Policy ("ACOP"). Management agents will be required to use the preferences specified in the ACOP unless AHA has provided other specific approval. If the preferences vary significantly from the policies provided in the ACOP previously approved by HUD, AHA will review these preferences with HUD before their use.

VII. ORDER OF APPLICANTS

The method of opening the waiting list may determine the organization of applicants on the waiting list. Waiting lists sorted by lottery will be placed in a numerical order with the appropriate organization within the preferences. Waiting lists placed by date and time order will be organized in this manner with the appropriate organization for preferences. In either event, returning residents pursuant to a particular Further Assurances Agreement (or Redevelopment Cooperative Agreement, in the case of East Lake Meadows), will be placed on the applicable site-based waiting list prior to the placement of non-returning residents or other applicants on that applicable site-based waiting list.

AHA will provide applicants on the waiting list as of September 10, 1996, with the opportunity to maintain their date and time order in the development of site-based waiting lists. AHA will facilitate this process by providing information on AHA applicants as of September 10, 1996, to each management agent opening a site-based waiting list. The information provided by AHA will include the applicant's name and the date and time of application.

The management agent will use this information and place applicants on the site-based waiting list in the date and time order specified according to the applicants' verified preference status, if any. Applicants will be required to advise the management agent of any previous application with AHA in order to enable the management agent to use this previous date and time. Applicants will be advised that although an applicant has maintained the date and time order of the application originally placed with AHA, applicants will be selected according to the specific selection preferences of the site, as

SITE-BASED WAITING LIST POLICY
PAGE 5

approved by AHA. This process will be terminated as soon as the effective date of applications on the waiting list exceeds the September 10, 1996 date. In this manner, AHA will provide each of the long standing preexisting applicants to AHA an equitable opportunity to secure public housing -assisted unit.

As a one time action, AHA will advise each applicant on the waiting list as of September 10, 1996 of the following information:

1. There will be site -based waiting lists in the future upon which current applicants to AHA public housing can place an application.
2. Applicants will be able to use their current date and time position on the AHA waiting list for the application at the site -based waiting list.
3. Applicants must advise the management agent at the site -based waiting list location that they applied for housing with the AHA on or before to September 10, 1996. This will enable the management agent to secure the correct information from AHA on their previous application date and time.
4. Upon applicants request, AHA will specify to these applicants their date and time of application for their files.

VIII. SCREENING CRITERIA

The screening criteria for the Olympic Legacy Communities may exceed the criteria of the Admissions and Continued Occupancy Policy of AHA. The criteria will be designed objectively to screen applicants for housing to ensure the placement of persons prepared to meet the conditions of the lease and family self -sufficiency obligations as required. Site based policies and management plans will address the method of requesting an informal review of the screening decision.

IX. UNIT OFFERS AND REJECTIONS

AHA intends that the Olympic Legacy Communities will operate with a large degree of independence to foster the specific goals of a mixed income community. Unit offers will be made in accordance with the methods specified in the management plan and related site based policies. Generally, the management agent will afford an applicant that has successfully completed the screening process an opportunity to lease the next available unit(s). Unit offers will be accomplished in the order of placement on the site -based waiting list to the extent administratively feasible. If an applicant rejects the unit(s) offered, the applicant will lose his or her place on the waiting list in accordance with the site -based

policies. Said rejection will not automatically affect the position of the applicant on any other waiting list for AHA housing whether site-based or centralized.

X. DISTRIBUTION OF INFORMATION - AHA AND SITES

AHA will maintain information on the availability of site-based waiting lists. Information posted in the AHA Central Office will include the dates of all open site-based waiting lists and basic information on the specific sites. Site information will include the locations, unit sizes, amenities, and accessibility for handicapped or disabled persons. AHA will maintain the appropriate fair housing postings.

Each site will make available appropriate leasing information related to on-site amenities, facilities, social services, schools, and accessibility for handicapped or disabled persons at the site. Required Fair Housing information will be maintained at all times.

XI. AHA APPLICATIONS, PUBLIC NOTICES AND WAITING LIST PURGES

AHA's application form for the public housing program will include an advisory notice to the applicant that additional sites exist or will exist in the future. The notice will also indicate that applicants must apply directly to the site in order to maintain a position on the site-based waiting list.

Future openings of the AHA waiting lists will include a statement that there will be other locations where applications may be placed. In addition, the advertisement will state that future openings of the waiting list will be noticed in a newspaper of general circulation and AHA's Central Applications Office. As stated above, the AHA's Application Office will maintain this information in a public display.

XII. PURGING OF WAITING LISTS

Each management plan will indicate when the management company will purge the site-based waiting list to update information on applicants for the public housing program. Generally, a letter is mailed to the applicant with a requirement to be returned to the management company within a specific time. The returned letter includes basic information updates and an affirmative statement that advises of the continued interest of the applicant in the public housing program or a public housing-assisted unit. Applicants who do not respond to the letter are removed from the site-based waiting list. In the future, the management company will include information in the letter to the applicants on the existing site-based waiting list to advise them of the ability to apply for public housing in the

various sites with site-based waiting lists or with AHA's centralized waiting list. The letter will also advise the applicant that other site-based waiting lists may open by public notice in the newspaper. Applicants will also be advised that the Central Applications Office maintains information on site-based waiting lists.

XIII. TRANSFERS

All transfers will be resolved with each individual Olympic Legacy Community. Residents may request transfers following the conditions specified in the site-based transfer plans. Management agents will address these requests in accordance with the policies specified. AHA will not transfer existing residents to these communities, except as returning residents under relocation efforts of AHA.

XIV. REVIEW OF SITE OPERATIONS

AHA will provide for oversight of the site-based waiting list through several different methods. Management agents will provide monthly reports to AHA on the leasing efforts. These reports provide information on occupancy, leasing, work orders, unit turnaround, and financial status. AHA will review these documents, reports and statements regularly. The management plans, regulatory and operating agreements and the marketing plans specify document retention as required by the HUD regulations. These records include the related application documents, waiting lists, publications, and letters to applicants. AHA will ensure the review of these documents to determine the accurate utilization of the waiting list by the management agent. This review may be accomplished by an independent auditor, AHA staff, or management reviews conducted by private agents contracted to perform these reviews. If AHA determines problems with the operation of the site-based waiting list, AHA will undertake the appropriate measures to resolve said problems.

**MIXED-INCOME, MIXED -FINANCE COMMUNITY ADDENDUM
TO THE AHA SITE -BASED WAITING LIST POLICY**
Original AHA Site -Based Waiting List Policy Effective: December 19, 1996
Addendum to the Site -Based Waiting List Policy Effective: June 25, 1999

I. INTRODUCTION

The Housing Authority of the City of Atlanta, Georgia ("AHA") will use this Mixed -Income, Mixed-Finance Community Addendum to the Site -Based Waiting List Policy ("Policy") to set forth the circumstances in which AHA will use a site -based waiting list. These circumstances include housing communities in which AHA assists directly, or indirectly, on -site and off -site public housing -eligible units developed and/or acquired as a part of a Mixed -Income, Mixed -Finance Community. This development and acquisition activity includes circumstances in which AHA is a sponsor, partner, and/or developer. AHA defines a Mixed -Income, Mixed -Finance Community to be a community that is:

- a) Developed, acquired or obligated, using public housing development funds and/or public housing operating funds, and using financial sources outside of the traditional public housing program; and
- b) In which the income levels of residents are mixed.

Such financial sources outside of the traditional public housing program include, but are not limited to, tax credits, bond financing, Community Development Block Grant, HOME Funds, state or local funds, private foundation funding, loans proceeds and other related forms of housing funding. The AHA will implement these site -based provisions in a fair and equitable manner. AHA will use this Mixed -Income, Mixed Finance Addendum to the Site -based Waiting List Policy ("Policy") to ensure a measure of consistency in the administration of each independent site -based waiting list for public housing -eligible units.

On-site and off -site public housing eligible units developed and/or acquired for the Mixed -Income, Mixed -Finance communities will be operated with fully independent site -based waiting lists administered according to this addendum to the Olympic Legacy Site -Based Waiting List Policy. This Policy describes the basic operational aspects of each site -based waiting list and is designed to assure general consistency in the application of the guiding principles established by the United States Department of Housing and Urban Development ("HUD") in the approval process. This Policy is applicable only to public housing -eligible units contained within the Mixed-Income, Mixed -Finance Communities. The Policy provides a framework for the operations at each of those sites. The Management Plans and Marketing Plans for the sites will provide additional details on the operation of the particular Mixed -Income, Mixed -Finance Site -Based Waiting List.

To the extent that this Policy is in conflict with provisions in the Further Assurances Agreements for any community, the provisions of the particular Agreement will govern to the extent of the conflict.

II. PURPOSE

AHA is using the site -based waiting list approach to strengthen the concepts of community improvement and family self -sufficiency within each of the replacement housing sites. Applicants will be provided with the opportunity, proactively, to select the housing of their choice. Applicants will have the opportunity to review the location, amenities, job opportunities, social programs, schools, and neighborhood to determine interest in the specific community.

This proactive step is the beginning of the applicants' move toward family self -sufficiency. Applicants will select the housing of their choice and make a conscious decision to commit to the community, instead of just taking the housing offered without any applicant role in the selection of the housing. Such empowerment will allow applicants to experience a profound sense of pride which comes when one takes responsibility for selecting housing suitable for an applicant's family. At the time of selection, a relationship between the Property Manager and the applicant will be established. AHA expects this pride and relationship to extend to the applicant's maintenance and respect for his or her apartment and the overall community. As a condition for living in any Mixed -Income, Mixed -Finance Community, on -site or off -site, applicants, except elderly and disabled, will be required to participate in the self -sufficiency program with supportive services. The self -sufficiency program will be mandatory with certain limited exceptions.

III. OPENINGS AND CLOSINGS OF THE WAITING LIST

The waiting list for each community will be opened following a public notice in a newspaper of general public circulation. The public notice will contain the following information:

1. Site Location,
2. Application Procedure -(Lottery, Date/Time, etc.),
3. Availability of unit sizes,
4. Identification of basic eligibility criteria for applicants, and
5. Fair Housing Logo or statement.

AHA will review the basic text and organization of the proposed advertisement as a part of the review of the Management Agent's management plan and marketing plan for the community. The Management Agent will be responsible for maintaining copies of all advertisements in a marketing file. The Management Agent will advise the AHA of its intention to open a site -based waiting list, in writing, before the opening of the site -based waiting list. The Management Agent will format this notice in a method to allow prominent public posting of the information in AHA's Central Application Office. This posting will allow any applicants who visit the Central Office to place an application to be informed about the full array of other housing opportunities that are available from time to time.

The Management Agent will also assure the publication of the opening or closing of the waiting list in selected newspapers of general public circulation and minority orientation and circulation

to broaden the impact of the marketing efforts. The selection of such newspapers will be in accordance with the marketing plan of the Management Agent.

If the Management Agent closes the site -based waiting list due to an excess of applicants that cannot be reasonably served in the foreseeable future, the closing of the waiting list will be publicized in a newspaper of general public circulation. The Management Agent will provide advance written notice to the AHA of the closing. The Management Agent will again format the notice in a method to allow prominent public posting of the information in AHA's Central Applications Office.

IV. APPLICATION PROCESS

Applicants will follow the procedures specified by the Management Agent in the completion of the application, related documents and verifications.

V. MANAGEMENT OF THE SITE -BASED WAITING LIST

The Management Agent will organize the site -based waiting list in the manner described in the management plan for the site. The Management Agent will maintain the information supporting the waiting list organization at the site. This information may include a pre-application form, application form or other similar documents. The Management Agent will select the applicants from the waiting list for review and consideration in strict accordance with the procedures set forth in its management plan. Selections will be in writing and will be documented in the files of the applicants. Appropriate verifications will be maintained at the site.

Applicants physically unable to complete an application at the site due to disabilities or handicaps may be afforded the opportunity initially to apply in writing by mail or by telephone. However, applicants selected for interviews may be required to attend an appointment at the site to provide required verifications for occupancy consideration.

If an applicant states that the applicant is unable to apply in person at a site, then AHA will facilitate the application by providing the applicant with a referral card. The referral card may be directed to the community to which the individual desires to place an application. This referral card will enable the Management Agent in the community to send an application directly to the applicant. The applicant will return the completed application directly to the site by mail or in person. Once the applicant is being considered for placement in the community, the application will receive final processing in the community and the applicant may be required to visit the community to complete the application processing and eligibility determination. AHA may also act as an application distribution point, rather than use a referral card, to assist interested persons to apply for housing in the Mixed -Income, Mixed -Finance Community.

VI. SELECTION PREFERENCES -LOCAL AND FEDERAL

The Management Agent will provide information on the preferences to be used in the selection of families at the site. This information will be contained in the management plan for the site.

AHA will review and approve these preferences in advance. Generally, AHA expects that the preferences will coincide with the local preferences adopted by AHA in its current Admissions and Continued Occupancy Policy ("ACOP"). Management Agents will be required to use the preferences specified in the ACOP unless AHA has provided other specific approval. If the preferences vary significantly from the policies provided in the ACOP previously approved by HUD, then AHA would review these preferences with HUD before that use.

VII. ORDER OF APPLICANTS

The method of opening the waiting list may determine the organization of applicants on the waiting list. Waiting lists sorted by lottery will be placed in a numerical order with the appropriate organization within the preferences. Waiting lists placed by date and time order will be organized in this manner with the appropriate organization for preferences. In either event, returning residents pursuant to a particular Further Assurances Agreement or Revitalization Plan will be placed on the applicable site-based waiting list prior to the placement of non-returning residents or other applicants on that applicable site-based waiting list.

AHA will provide applicants on the waiting list as of September 10, 1996, with the opportunity to maintain their date and time order in the development of site-based waiting lists. AHA will facilitate this process by providing information on AHA applicants as of September 10, 1996, to each Management Agent opening a site-based waiting list. The information provided by AHA will include the applicant's name and the date and time of application.

The Management Agent will use this information to place applicants on the site-based waiting list in the date and time order specified according to the applicants' verified preference status, if any. Applicants will be required to advise the Management Agent of any previous application with AHA in order to enable the Management Agent to use this previous date and time. Applicants will be advised that although an applicant has maintained the date and time order of the application originally placed with AHA, applicants will be selected according to the specific selection preferences of the site, as approved by AHA. This process will be terminated as soon as the effective date of applications on the waiting list exceeds the September 10, 1996 date. In this manner, AHA will provide each of the long-standing preexisting applicants to AHA an equitable opportunity to secure a public housing-assisted unit.

As a one-time action, AHA will advise each applicant on the waiting list as of September 10, 1996 of the following information:

1. There will be site-based waiting lists in the future upon which current applicants to AHA public housing can place an application.
2. Applicants will be able to use their current date and time position on the AHA waiting list for the application at the site-based waiting list.

3. Applicants must advise the Management Agent at the site -based waiting list location that they applied for housing with the AHA on or before to September 10, 1996. This will enable the Management Agent to secure the correct information from AHA on their previous application date and time.
4. Upon applicant's request, AHA will specify to these applicants their date and time of application for their files.

VIII. SCREENING CRITERIA

The screening criteria for the Mixed -Income, Mixed -Finance Communities may exceed the criteria of the Admissions and Continued Occupancy Policy of AHA. The cri teria will be designed objectively to screen applicants for housing to ensure the placement of persons prepared to meet the conditions of the lease and family self -sufficiency obligations as required. Site -based policies and management plans will address the method of requesting an informal review of the screening decision.

IX. UNIT OFFERS AND REJECTIONS

AHA intends that the Mixed -Income, Mixed -Finance Communities will operate with a large degree of independence to foster the specific goals of a Mixed -Income, Mixed -Finance community. Unit offers will be made in accordance with the methods specified in the management plan and related site -based policies. Generally, the Management Agent will afford an applicant that has successfully completed the screenin g process an opportunity to lease the next available unit(s). Unit offers will be accomplished in the order of placement on the site -based waiting list to the extent administratively feasible. If an applicant rejects the unit(s) offered, the applicant wi ll lose his or her place on the waiting list in accordance with the site -based policies. Said rejection will not automatically affect the position of the applicant on any other waiting list for AHA housing whether site -based or centralized.

X. DISTRIBUTION OF INFORMATION -AHA AND SITES

AHA will maintain information on the availability of site -based waiting lists. Information posted in the AHA Central Office will include the dates of all open site -based waiting lists and basic information on the speci fic sites. Site information will include the locations, unit sizes, amenities, and accessibility for handicapped or disabled persons. AHA will maintain the appropriate fair housing postings.

Each site will make available appropriate leasing information related to on -site amenities, facilities, social services, schools, and accessibility for handicapped or disabled persons at the site. Required Fair Housing information will be maintained at all times.

XI. AHA APPLICATIONS, PUBLIC NOTICES AND WAITING LIS T PURGES

AHA's application form for the public housing program will include an advisory notice to the applicant that additional sites exist or will exist in the future. The notice will also indicate that applicants must apply directly to the site in order to maintain a position on the site-based waiting list.

Future openings of the AHA waiting lists will include a statement that there will be other locations where applications may be placed. In addition, the advertisement will state that future openings of the waiting list will be noticed in a newspaper of general circulation and AHA's Central Applications Office. As stated above, the AHA's Application Office will maintain this information in a public display.

XII. PURGING OF WAITING LISTS

Each management plan will indicate when the Management Company will purge the site-based waiting list to update information on applicants for the public housing program. Generally, a letter is mailed to the applicant with a requirement to be returned to the Management Company within a specific time. The returned letter includes basic information updates and an affirmative statement that advises of the continued interest of the applicant in the public housing program or a public housing -assisted unit. Applicants who do not respond to the letter are removed from the site-based waiting list. In the future, the management company will include information in the letter to the applicants on the existing site-based waiting list to advise them of the ability to apply for public housing in the various sites with site-based waiting lists or with AHA via its centralized waiting list. The letter will also advise the applicant that other site-based waiting lists may open by public notice in the newspaper. Applicants will also be advised that the Central Applications Office maintains information on site-based waiting lists.

XIII. TRANSFERS

All transfers will be resolved within each individual Mixed -Income, Mixed -Finance Community. Residents may request transfers following the conditions specified in the site-based transfer plans. Management Agents will address these requests in accordance with the policies specified. AHA will not transfer existing residents to these communities, except as returning residents under relocation efforts of AHA.

XIV. REVIEW OF SITE OPERATIONS

AHA will provide for oversight of the site-based waiting list through several different methods. Management Agents will provide monthly reports to AHA on the leasing efforts. These reports provide information on occupancy, leasing, work orders, unit turnaround, and financial status. AHA will review these documents, reports and statements regularly.

The management plans, regulatory and operating agreements and the marketing plans specify document retention as required by the HUD regulations. These records include

the related application documents, waiting lists, publications, and letters to applicants. AHA will ensure the review of these documents to determine the accurate utilization of the waiting list by the Management Agent. This review may be accomplished by an independent auditor, AHA staff, or management reviews conducted by private agents contracted to perform these reviews. If AHA determines problems with the operation of the site-based waiting list, AHA will undertake the appropriate measures to resolve said problems.

CUSTOMER SERVICE AND SATISFACTION SURVEY STATEMENT ¹

The United States Department of Housing and Urban Development (“HUD”) conducted a Customer Service and Satisfaction Survey (“Survey”) of selected residents of The Housing Authority of the City of Atlanta, Georgia’s (“AHA”) public housing communities during the current Plan year. The results of that Survey were provided to AHA through HUD’s Resident Assessment Subsystem. HUD has scored the responses and requires AHA to address any areas where the HUD Rating was less than 75%. AHA is hereby addressing those areas through AHA’s FFY2003 Annual Plan. The following represents AHA’s contemplated effort to address the areas indicated below ²:

Communication

AHA is working with the Property Managers and Resident Association Presidents to improve the communication between residents and management. Last year AHA implemented strategies designed to encourage the Property Managers and Resident Services Coordinators and their staff to work with the community Resident Association Presidents and community members of each community, as a means to improving the communications system. This strategy will continue in the upcoming fiscal year. During the last year, AHA hosted an all-day session between the Resident Services Coordinators, Property Managers and the Resident Leadership to enhance communication and work through any lingering communication concerns. This event was led by professional third-party facilitator who encouraged forthright, constructive and effective communication amongst the participants including some role reversal exercises. All of the participants appreciated the efforts and AHA has seen a marked improvement in the communications between the resident leadership, site professionals and AHA. Additionally, postings of relevant resident-related information will be posted not only at the management office but also in areas most frequented by residents. In addition, AHA staff will increase the monitoring of the private management companies to ensure the implementation of these communication measures.

Property Management professionals will continue to present a professional and courteous office environment to all present and prospective residents, and encourage all resident families to take advantage of AHA programs designed to

¹This Customer Service and Satisfaction Survey Statement is provided in this FFY2003 Annual Plan pursuant to the requirements of the United States Department of Housing and Urban Development (“HUD”) and is submitted without prejudice to, or waiver of, AHA’s right to contest and/or appeal the methodology, results, or validity of the Customer Service and Satisfaction Survey, or AHA’s score on this or any other component of the Public Housing Assessment System.

²Please note that AHA has not received any specific documentation or information regarding which residents or communities where the surveyed concerns arose, and therefore AHA is prevented from taking a targeted approach to address concerns which may be limited to one or a few communities, or one or two residents. As such, AHA must take a more generalized approach, when addressing the alleged concerns.

create a better community or to encourage resident families toward self sufficiency.

Safety

AHA is in the early stages of a safety asset management initiative. This year AHA will continue providing quality safety and crime prevention efforts through private security initiatives and in partnership with the City of Atlanta's Police Department.

AHA began the asset management mode of operation to ensure the professional delivery of security services to AHA residents. This provision allows for the patrol of conventional communities by off-duty police officers, referred to as the Impact Team. These Impact Team officers have the power of arrest at any and all AHA communities under patrol. The use of Impact Team officers, combined with on-site security personnel, will improve the safety and security concerns of AHA's residents. Unfortunately, federal budget cuts do not allow AHA to provide as many Impact Teams and security officers as it might desire, therefore, AHA will use the Impact Team as strategically as possible. Moreover, AHA will implement additional monitoring improvements over these security companies responsible for providing the safety initiatives for AHA communities.

Additionally, AHA has and will continue encouraging residents to observe good safety and crime prevention habits. Residents will also be encouraged to participate with Property Management professionals, Atlanta Police Department officers, other law enforcement officers, the AHA community, and the broader Atlanta community in individual and coordinated efforts to reduce crime and conditions which might lead to crime. Such efforts will include, but not be limited to, briefings by AHA Protective Services representatives, coordinated efforts by Private Management Company Security Services personnel, AHA and Private Management Company representatives, and posters/flyers, when necessary, to make residents aware of the Crime Prevention Programs provided in their communities.

Property Managers shall continue to enforce the dwelling lease and ensure that appropriate action is taken when criminal activity is identified. Property Managers shall also maintain Uniform Physical Condition Standards to ensure that safety issues such as lighting, broken locks, and windows are repaired promptly.

Neighborhood Appearance

Over the past year, since the completion of the 2001 HUD Customer Service Satisfaction Surveys, AHA's portfolio of communities have undergone a variety of site improvement and beautification projects. The process of beautifying AHA

communities is ongoing. Through the direction of AHA, the Private Management Companies managing AHA's affordable housing portfolio have made tremendous efforts toward improving the overall physical appearance of AHA's public housing communities. This neighborhood appearance improvement strategy has resulted in more pleasant surroundings for residents. Over the course of the next year, AHA will continue efforts to maintain the upkeep and overall appearance of all AHA communities. AHA will continue encouraging its Private Management Companies to keep up the positive work of presenting AHA conventional communities in the best possible light, as quality places to live and grow in the City of Atlanta.

Attachment O

SECTION 15 AFFORDABLE HOUSING COMMUNITY SITE -BASED WAITING LIST POLICY

15-1. INTRODUCTION.

The Housing Authority of the City of Atlanta, Georgia ("AHA") will use this Affordable Housing Community Site -Based Waiting List Policy ("Policy") to set forth the policy governing the administration of the Site -Based Waiting Lists at:

One or more of AHA's current thirty-four (34) conventional public housing communities, which serve eligible low income, very low income and extremely low income families (herein, collectively, the "Affordable Housing Communities").

The AHA will cause this Policy to be implemented in a fair and equitable manner. AHA will use this Policy to ensure consistency in the administration of each independent site -based waiting list for each Affordable Housing Community ("Community"). Each of AHA's Affordable Housing Communities will be operated with fully independent site -based waiting lists administered according to this Affordable Housing Site -Based Waiting List Policy.

This Policy describes the general operating principles of each Affordable Housing Community site -based waiting list and is designed to assure general consistency in the application of the guiding principles established by the United States Department of Housing and Urban Development ("HUD") under its pertinent law and regulations as reflected in this Policy. Each of AHA's Affordable Housing Communities is managed by a professional privately owned property management company (herein, the "Private Management Agent"). This Policy provides a framework for the operations at each of AHA's Affordable Housing Communities. The Management Plan with the Private Management Agents, approved by AHA (herein, the "Management Plan"), for each Community will provide additional details on the operation of each Community's Site -Based Waiting List.

15-2. PURPOSE.

AHA has adopted and is implementing the site -based waiting list approach to strengthen the concepts of community improvement and family self-sufficiency within each Affordable Housing Community. Applicants will be provided with the opportunity to select the housing of their choice. Applicants will have the opportunity to review the location, amenities, job opportunities, social programs, schools, and neighborhoods to determine interest in the specific Affordable Housing Community.

SECTION 15
AFFORDABLEHOUSING COMMUNITY
SITE-BASEDWAITINGLISTPOLICY

This proactive step is the beginning of the applicants' move toward family self-sufficiency and economic independence. Applicants will select the Affordable Housing Community of their choice and make a conscious decision to commit to the Community, instead of just taking the housing offered without any applicant role in the selection of the housing. AHA believes such empowerment will allow applicants to experience a profound sense of pride, which comes from the responsibility for selecting housing suitable for an applicant's family. At the time of selection, a relationship between the Property Manager at each Community and the applicant will be established. AHA expects this pride and relationship to extend to the applicant's maintenance and respect for the family's apartment and the overall Community.

15-3. OPENINGSANDCLOSINGSOFTHEWAITINGLIST

The waiting list for each community will be opened following a public notice in a newspaper of general public circulation. The public notice will contain the following information:

- A. Site Location,
- B. Application Procedure (Lottery, Date/Time, etc.),
- C. Availability of unit sizes,
- D. Identification of basic eligibility criteria for applicants,
- E. Fair Housing Logo or statement, and
- F. Accessibility Logo or statement.

AHA will review the basic text and organization of the proposed advertisement as a part of the review of the Private Management Agent's management plan and marketing plan for the community. The Management Company will be responsible for maintaining copies of all advertisements in a marketing file. The Management Company will advise the AHA of its intention to open a site-based waiting list, in writing, before the opening of the site-based waiting list. The Private Management Agent will format this notice in a method to allow prominent public posting of the information in AHA's Central Office. This posting will allow any applicants who visit the Central Office to be informed about the full array of housing opportunities that are available from time to time.

The Private Management Agent will also assure the publication of the opening or closing of the site-based waiting list in selected newspapers of general public circulation and minority orientation and circulation to broaden the impact of the marketing efforts. The selection of such newspapers will be in accordance with the marketing plan of the Private Management Agent.

SECTION 15
AFFORDABLEHOUSING COMMUNITY
SITE-BASEDWAITINGLISTPOLICY

If the Private Management Agent closes the site -based waiting list due to an excess of applicants that cannot be reasonably served in the foreseeable future, the closing of the waiting list will be publicized in a newspaper of general public circulation. The Private Management Agent will provide advance written notice to the AHA of the closing. The Private Management Agent will again format the notice in a method to allow prominent public posting of the information in AHA's Corporate Office.

15-4. APPLICATION PROCESS

Applicants will follow the procedures specified by the Private Management Agent in the completion of the pre-application, application, consents, related documents, and verifications.

15-5. MANAGEMENT OF THE SITE -BASED WAITING LIST

The Private Management Agent will organize the site -based waiting list in the manner described in the management plan for the site. The Private Management Agent will maintain the information supporting the site -based waiting list organization at the site. This information may include a pre-application form, application form or other similar documents. The Private Management Agent will select the applicants from the waiting list for review and consideration in accordance with the procedures set forth in AHA's Admissions and Continued Occupancy Policy ("ACOP"), and the Private Management Agent's management plan. Selections will be in writing and will be documented in the files of the applicants. Appropriate verifications will be maintained at the site. Applicants physically unable to complete an application at the site due to disabilities or handicaps may be afforded the opportunity initially to apply in writing by mail or by telephone. However, applicants selected for interviews may be required to attend an appointment at the site to provide required verifications for occupancy consideration.

If an applicant states that the applicant is unable to apply in person at a site due to the age or disability of the applicant, then AHA may facilitate the application by providing the applicant with a referral card. The referral card may be directed to the community to which the individual desires to place an application. This referral card will enable the Private Management Agent in the community to send an application directly to the applicant. The applicant will return the completed application directly to the site, preferably in person, or in special circumstances, by mail. Once the applicant is being considered for placement in the community, the application will receive final processing in the community and the applicant may be required to visit the community to complete the application processing, and eligibility and suitability determinations. AHA may also act as an application distribution point, rather than use a referral card, to assist interested elderly and disabled persons to apply for housing in the Affordable Housing Community.

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15-6. SELECTION PREFERENCES - LOCAL AND RANKING

The Private Management Agent will provide information on the local and ranking preferences to be used in the selection of families at the site. This information will be contained in the management plan for the site. AHA will review and approve any additional preferences in advance. Generally, the preferences will coincide with the local and ranking preferences adopted by AHA. Private Management Companies will be required to use the preferences specified in the Management Plan unless AHA has provided other specific approval. If the preferences vary significantly from the policies provided in the ACOP previously provided to HUD, then AHA will review these preferences with HUD before that use.

15-7. ORDER OF APPLICANTS

The method of opening the site-based waiting list will determine the organization of applicants on the waiting list. Site-based waiting lists sorted by lottery will be placed in a numerical order with the appropriate organization within the preferences. Waiting lists placed by date and time order will be organized in this manner with the appropriate organization within the preferences.

AHA will provide applicants on the waiting list as of December 21, 2001, with the opportunity to maintain their date and time order in the development of any original site-based waiting lists. AHA will facilitate this process by providing information on AHA applicants as of December 21, 2001, to each Private Management Agent opening a site-based waiting list. The information provided by AHA will include the applicant's name, social security number, and the date and time of application.

The Private Management Agent will use this information to place applicants on the site-based waiting list in the date and time order, within each preference, appropriately ranked, specified according to the applicants' verified preference status, if any. Applicants will be required to advise the Private Management Agent of any previous application with AHA in order to enable the Private Management Agent to use this previous date and time. Applicants will be advised that although an applicant has maintained the date and time order of the application originally placed with AHA, applicants will be selected according to the specific selection preferences of the site, as approved by AHA. In order to take advantage of this special site-based waiting list option, applicants must apply to the desired site-based waiting list(s) on or before March 31, 2002. Thereafter, this special site-based waiting list option process will be terminated and applicants will be given a date and time based on the date and time the applicant actually applied to the particular site-based waiting list(s). In this manner, AHA will provide each of

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the long-standing preexisting applicants to AHA who shows reasonable initiative, an equitable opportunity to secure a public housing -assisted unit. This option process will also demonstrate AHA's commitment to continue housing at least 40% of its new admissions from very low and extremely low income families.

As a one-time action, AHA will advise each applicant on the waiting list as of December 21, 2001 of the following information:

- A. There will be site-based waiting lists in the future upon which current applicants to AHA public housing can place an application.
- B. Applicants will be able to use their current date and time position on the AHA waiting list for the application at the site-based waiting list, subject to local and ranking preferences.
- C. Applicants must advise the Private Management Agent at the site-based waiting list location that they applied for housing with the AHA on or before December 21, 2001. This will enable the Private Management Agent to secure the correct information from AHA on the applicant's previous application date and time.
- D. Upon applicant's request, AHA will specify to an applicant the date and time of application for the applicant's files.

15-8. SCREENING CRITERIA.

The screening criteria for the Affordable Housing Communities will be described in the Private Management Agent's Management Plan. Generally, the criteria will follow AHA's ACOP, but may vary to meet the needs of the community. The criteria will be designed objectively to screen applicants for housing to ensure the placement of persons prepared to meet the conditions of the lease and family self-sufficiency and economic independence obligations as required. The general method of obtaining informal reviews of eligibility, suitability, placement, and screening decisions is set forth in the ACOP. Site-based policies and management plans will address the mechanics of requesting an informal review of the eligibility, suitability, placement, and screening decision(s).

15-9. UNIT OFFERS AND REJECTIONS.

AHA intends that the Affordable Housing Communities will operate with a large degree of independence to foster the specific goals of each Affordable Housing Community. Unit offers will be made in accordance with the method generally specified in the ACOP as more specifically detailed in the management plan and related site-based policies. Generally, the Private Management Agent will afford an applicant that has successfully completed

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When an applicant is in the screening process and has reached the top of a particular waiting list, an opportunity to lease the next available unit(s) which meets the need of the applicant. Unit offers will be accomplished in the order of placement on the site-based waiting list to the extent administratively feasible. If an applicant rejects the unit(s) offered, the applicant will lose his or her place on the waiting list and will be removed from the site-based waiting list. Said rejection will not automatically affect the position of the applicant on any other site-based waiting list for any other Affordable Housing Community.

15-10. DISTRIBUTION OF INFORMATION - AHA AND SITES

AHA will maintain information on the availability of the various AHA Affordable Housing Community site-based waiting lists. Information available in the AHA Central Office will include the dates of all open site-based waiting lists and basic information on the specific sites. Site information will include the locations, unit sizes, amenities, and accessibility for handicapped or disabled persons. AHA may maintain this information in a telephonic, web-based, electronic, or print format. AHA will maintain the appropriate fair housing information.

Each site will make available appropriate leasing information related to on-site amenities, facilities, community and supportive services, schools, and accessibility for handicapped or disabled persons at the site. Required Fair Housing information will be maintained at all times.

15-11. AHA APPLICATIONS AND PUBLIC NOTICES

AHA's application form for the Affordable Housing Program will include an advisory notice to the applicant that additional sites may exist or will exist in the future, for which an applicant may apply for a public housing apartment. The notice will also indicate that applicants must apply directly to the site in order to have a position on the site-based waiting list for that particular Affordable Housing Community.

Future openings of the AHA waiting lists will include a statement as to where applications may be placed. In addition, the advertisement announcing future openings of any site-based waiting list will be noticed, at a minimum, in a newspaper of general circulation and at AHA's Corporate Office. As stated above, the AHA's Corporate Office will maintain this information in a public manner.

15-12. PURGING OF WAITING LISTS

Each Private Management Agent will periodically purge the site-based waiting list to update information on applicants for the public housing program. Generally, a letter is mailed to the applicant with a requirement to be returned to the Private Management Agent within a

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specific time. The returned letter includes basic information updates and an affirmative statement that advises of the continued interest of the applicant in the public housing program or a public housing -assisted unit. Applicants who do not respond to the letter are removed from the site-based waiting list. In the future, the Private Management Agent will include information in the letter to the applicants on the other existing site-based waiting lists to advise them of the ability to apply for public housing in the various sites with site -based waiting lists. The letter will also advise the applicant that other site -based waiting lists may open by public notice in the newspaper. Applicants will also be advised that the AHA's Corporate Office maintains information on site -based waiting lists.

15-13. TRANSFERS.

Generally, all transfers will be resolved within each individual Affordable Housing Community or in special cases, within another Affordable Housing Community managed by the same Private Management Agent, or in even more special cases, within another AHA Affordable Housing Community. Residents may request transfers following the conditions specified in the site -based transfer plans and as set forth in AHA's ACOP. Private Management Companies will address these requests in accordance with the policies specified. Existing residents will not be transferred to the Mixed -Income, Mixed-Finance or Olympic Legacy communities, except as returning affected residents under revitalization relocation efforts of AHA.

15-14. REVIEW OF SITE OPERATIONS

AHA will provide for oversight of the site -based waiting list through several different methods, including, but not limited to, audits, technical assistance and training, file reviews, periodic reports and testers. Private Management Companies will provide periodic reports to AHA on the screening and leasing efforts. These reports provide information on eligibility and suitability screening, administrative hearings, occupancy, leasing, work orders, unit turnaround, financial status, and such other matters as AHA may deem appropriate. AHA will review these documents, reports and statements regularly.

15-15. DOCUMENT RETENTION

The applicable management plans, and the marketing plans will specify the document retention policies required by HUD regulations, or by AHA. These records generally include but are not limited to: the related application documents, advertisements, site -based waiting lists, placement offers, publications, and letters to applicants. AHA will ensure the review of these documents to determine the accurate utilization of the site -based waiting list by the Private Management Agent. Document retention review may be

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accomplished by an independent auditor, AHA professionals, management reviews conducted by private agents contracted to perform these reviews, or such other method, as AHA may deem appropriate. If AHA determines problems with the operation of the site-based waiting list, AHA will undertake the appropriate measures to resolve said problems.

15-16. EFFECTIVE DATE.

This Policy was effective immediately upon its adoption by the Board of Commissioners of AHA at its regularly scheduled January 30, 2002 meeting, subject to any concurrence by HUD, if applicable.