

U.S.DepartmentofHousingandUrbanDevelopment
OfficeofPublicandIndianHousing

SmallPHAPlanUpdate
AnnualPlanforFiscalYear: **2003**

**NOTE:THISPHAPLANSTEMPLATE(HUD -50075SmallPHA)ISTOBECOMPLETEDIN
ACCORDANCEWITHINSTRUCTIONSLOCATEDINAPPLICABLEPIHNOTICES**

**PHA Plan
Agency Identification**

PHAName: LoganCountyHousingAuthority

PHANumber: IL040

PHAFiscalYearBeginning:(mm/yyyy) 10/2003

PHA Plan Contact Information:

Name: Steven P. Allen

Phone: 217-732-7776

TDD:

Email(if available): lcha@ccaonline.com

Public Access to Information

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

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

Display Locations For PHA Plans and Supporting Documents

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

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

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

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

PHA Programs Administered :

- Public Housing and Section 8 Section 8 Only Public Housing Only

Annual PHA Plan

Fiscal Year 2003

[24CFR Part 903.7]

i. Table of Contents

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

Contents	<u>Page#</u>
Annual Plan	
i. Executive Summary (optional)	3
ii. Annual Plan Information	2
iii. Table of Contents	2
1. Description of Policy and Program Changes for the Upcoming Fiscal Year	3
2. Capital Improvement Needs	3
3. Demolition and Disposition	4
4. Homeownership: Voucher Homeownership Program	5
5. Crime and Safety: PHDEP Plan	5
6. Other Information:	
A. Resident Advisory Board Consultation Process	6
B. Statement of Consistency with Consolidated Plan	6
C. Criteria for Substantial Deviations and Significant Amendments	7
Attachments	
<input checked="" type="checkbox"/> Attachment <u>A</u> : Supporting Documents Available for Review	
<input checked="" type="checkbox"/> Attachment <u>B</u> : Capital Fund Program Annual Statement	
<input checked="" type="checkbox"/> Attachment <u>C</u> : Capital Fund Program 5 Year Action Plan	
<input type="checkbox"/> Attachment <u> </u> : Capital Fund Program Replacement Housing Factor Annual Statement	
<input type="checkbox"/> Attachment <u> </u> : Public Housing Drug Elimination Program (PHDEP) Plan	
<input checked="" type="checkbox"/> Attachment <u>D</u> : Resident Membership on PHA Board or Governing Body	
<input checked="" type="checkbox"/> Attachment <u>E</u> : Membership of Resident Advisory Board or Boards	
<input type="checkbox"/> Attachment <u> </u> : Comments of Resident Advisory Board or Boards & Explanation of PHA Response (must be attached if not included in PHA Plan text)	
<input checked="" type="checkbox"/> Other (List below, provide in each attachment name)	
X Attachment <u>F</u> : Component 10(B) Voluntary Conversion Initial Assessment	
X Attachment <u>G</u> : Annual Statement/Performance and Evaluation Report	
X Attachment <u>H</u> : Deconcentration and Income Mixing	

ii. Executive Summary

[24CFR Part 903.79(r)]

At PHA option, provide a brief overview of the information in the Annual Plan

The Logan County Housing Authority has prepared this Agency Plan in compliance with Section 511 of the Quality Housing and Work Responsibility Act of 1998 and HUD requirements. Our Annual Plan is based on the premise that if we accomplish our goals and objectives we will be working toward the achievement of our mission. The plans, statements, budget summary, etc. set forth in the Annual Plan all lead toward the accomplishment of our goals and objectives. Taken as a whole, they outline a comprehensive approach towards our goals and objectives and are consistent with the Consolidated Plan.

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

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

Any Policy and Program changes necessary to comply with new HUD requirements.

2. Capital Improvement Needs

[24CFR Part 903.79(g)]

Exemptions: Section 8 only PHAs are not required to complete this component.

A. Yes No: Is the PHA eligible to participate in the CFP in the fiscal year covered by this PHA Plan?

B. What is the amount of the PHA's estimated or actual (if known) Capital Fund Program grant for the upcoming year? \$ 280,000.00

C. Yes No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete the rest of Component 7. If no, skip to next component.

D. Capital Fund Program Grant Submissions

(1) Capital Fund Program 5 - Year Action Plan

The Capital Fund Program 5 - Year Action Plan is provided as Attachment C

(2) Capital Fund Program Annual Statement

The Capital Fund Program Annual Statement is provided as Attachment B

3.D Demolition and Disposition

[24CFR Part 903.79(h)]

Applicability: 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 next component; if "yes", complete one activity description for each development.)

2. Activity Description

Demolition/Disposition Activity Description (Not including Activities Associated with HOPE VI or Conversion Activities)	
1a. Development name:	
1b. Development (project) number:	
2. Activity type: Demolition <input type="checkbox"/>	
Disposition <input type="checkbox"/>	
3. Application status (select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <u> (DD/MM/YY) </u>	
5. Number of units affected:	
6. Coverage of action (select one)	
<input type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Relocation resources (select all that apply)	
<input type="checkbox"/> Section 8 for units	
<input type="checkbox"/> Public housing for units	
<input type="checkbox"/> Preference for admission to other public housing or section 8	
<input type="checkbox"/> Other housing for or units (describe below)	
8. Timeline for activity:	
a. Actual or projected start date of activity:	
b. Actual or projected start date of relocation activities:	
c. Projected end date of activity:	

4. Voucher Homeownership Program

[24CFR Part 903.79(k)]

- A. 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 next component; if "yes", describe each program using the table below (copy and complete questions for each program identified.)

B. Capacity of the PHA to Administer a Section 8 Homeownership Program

The PHA has demonstrated its capacity to administer the program by (select all that apply):

- Establishing a minimum homeowner down payment requirement of at least 3 percent and requiring that at least 1 percent of the down payment comes from the family's resources
- Requiring that financing for purchase of a home under its section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards
- Demonstrating that it has or will acquire other relevant experience (list PHA experience, or any other organization to be involved and its experience, below):

5. Safety and Crime Prevention: PHDEP Plan

[24CFR Part 903.7(m)]

Exemptions Section 8 Only PHAs may skip to the next component PHAs eligible for PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- A. Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?

B. What is the amount of the PHA's estimated or actual (if known) PHDEP grant for the upcoming year? \$ _____

- C. Yes No Does the PHA plan to participate in the PHDEP in the upcoming year? If yes, answer question D. If no, skip to next component.

- D. Yes No: The PHDEP Plan is attached as Attachment _____

6. Other Information

[24CFR Part 903.79(r)]

A. Resident Advisory Board (RAB) Recommendations and PHA Response

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 as follows:

- ✓ When will A/C's be installed in the one- bedroom units at Centennial Courts?
- ✓ When will sidewalks be replaced at Centennial Courts?
- ✓ What kinds of identification numbers are being installed at Centennial Courts?
- ✓ When will video surveillance be installed at Centennial Courts?
- ✓ When will speed bumps be installed?
- ✓ Can a large blue mailbox from the Postal Service be placed at Centennial Courts for outgoing mail?
- ✓ Can more visitor parking be arranged at Centennial Courts?
- ✓ Can utility sheds be placed at apartments for Centennial Court resident use?

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

- The PHA changed portions of the PHA Plan in response to comments. A list of these changes is included:
 - Yes No: below
 - Yes No: at the end of the RAB Comments in Attachment
- ✓ Put the following suggestions in the plan: A/C to one bedroom units, sidewalk replacement, video surveillance at Centennial Courts, and utility sheds. The speed bumps will be installed this year.
 - Considered comments, but determined that no changes to the PHA Plan were necessary. An explanation of the PHA's consideration is included at the end of the RAB Comments in Attachment ____.
 - Other: (list below)

B. 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: Illinois

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 off 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 specific initiatives contained in the Consolidated Plan. (list such initiatives below)
- Other: (list below)

3. PHA Requests for support from the Consolidated Plan Agency

- Yes No: Does the PHA request financial or other support from the State or local government agency in order to meet the needs of its public housing residents or inventory? If yes, please list the 5 most important requests below:

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

C. Criteria for Substantial Deviation and Significant Amendments

1. Amendment and Deviation Definitions

24 CFR Part 903.7(r)

PHAs are required to define and adopt their own standards of substantial deviation from the 5 -year Plan and Significant Amendment to the Annual Plan. The definition of significant amendment is important because it defines when the PHA will subject a change to the policies or activities described in the Annual Plan to full public hearing and HUD review before implementation.

A. Substantial Deviation from the 5 -year Plan: Substantial Deviation is defined as discretionary changes in the plans or policies of the Housing Authority that fundamentally change the mission, goals, objectives, or plans of the agency and which requires formal approval of the Board of Commissioners.

B. Significant Amendment or Modification to the Annual Plan:

Significant Amendment or Modification is defined as discretionary changes in the plans or policies of the Housing Authority that fundamentally change the mission, goals, objectives, or plans of the agency and which requires formal approval of the Board of Commissioners.

Attachment A

Supporting Documents Available for Review

PHAs are to 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	Related Plan Component
X	PHA Plan Certification of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
	State/Local Government Certification of Consistency with the Consolidated Plan (not required for this update)	5 Year and Annual Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local 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	Housing Needs Statement of the Consolidated Plan for the jurisdiction/s in which the PHA is located and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board -approved operating budget for the public housing program	Annual Plan: Financial Resources
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Any policy governing occupancy of Police Officers in Public Housing <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	Public housing rent determination policies, including the method for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Results of latest binding Public Housing Assessment System (PHAS) Assessment	Annual Plan: Management and Operations
N/A	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
X	Any required policies governing any Section 8 special housing types <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD -approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for any active grant year	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants	Annual Plan: Capital Needs
	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans, or any other approved proposal for development of public housing	Annual Plan: Capital Needs
X	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing §504 of the Rehabilitation Act and the Americans with Disabilities Act. See, PIH99 -52 (HA).	Annual Plan: Capital Needs
	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing home ownership programs/plans	Annual Plan: Homeownership
	Policies governing any Section 8 Homeownership program (section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Cooperation agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies	Annual Plan: Community Service & Self-Sufficiency
	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report	Annual Plan: Safety and Crime Prevention
	PHDEP-related documentation: <ul style="list-style-type: none"> · Baseline law enforcement services for public housing developments assisted under the PHDEP plan; · Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15); · Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities; · Coordination with other law enforcement efforts; · Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and · All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP Plan. 	Annual Plan: Safety and Crime Prevention
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G) <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Pet Policy

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	The result of 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 result of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

Required Attachment D: Resident Member on the PHA Governing Board

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

A. Name of resident member(s) on the governing board: Ms. Janet L. Schultz
1028 North College Street
Apartment 406
Lincoln, Illinois 62656

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

- Elected
- Appointed

C. The term of appointment is (include the date term expires): 5 years and expires on June 30, 2007

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

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

B. Date of next term expiration of a governing board member:

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

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

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

Ms. Lola Spangler
1028 North College Street
Apartment 101
Lincoln, Illinois 62656

Mr. Shawn Bertolino
161 Centennial Court
Lincoln, Illinois 62656

Mr. Mark Leslie
1004 Clinton Street
Lincoln, Illinois 62656

ATTACHMENT -F

Component 10(B) Voluntary Conversion Initial Assessments

- a. How many of the PHA's developments are subject to the Required Initial Assessments? TWO(2)
- b. How many of the PHA's developments are not subject to the Required Initial Assessments based on exemptions (e.g., elderly and/or disabled developments not general occupancy projects)? ZERO(0)
- c. How many Assessments were conducted for the PHA's Covered developments? TWO(2)
- d. Identify PHA developments that may be appropriate for conversion based on the Required Initial Assessments:

D. Development Name	E. Number of Units
NONE	

- e. If the PHA has not completed the Required Initial Assessments, describe the status of these assessments. **REQUIRED ASSESSMENTS HAVE BEEN COMPLETED.**

ATTACHMENT -F

**FormulatoenablePHAstodetermineaveragecostofoperation
ForPublicHousingvs Section8**

To completethisformulayouwillneedyourmostrecentyearendstatement(audit),alistingofFair MarketRentsforyourareaandabreakdownbybedroomsizeofyourtotalnumberofpublichousingunits.

PublicHousingComputation

1.Total operatingexpendituresforyourmostrecentfiscalyear.	1.	617,871
2.Plus -annualCapitalFund	2.	310,398
3.Less -Totalrentalincomereceived	3.	334,345
<i>Addlines1and2andsubtractline3fromthetotal</i>		
4.Totalannual expenditure ofdollartooperatePublicHousing	4.	593,924
5.TotalnumberofPHAunits	5.	192
6.DivideLine4byLine5 -Annualcostofoperationbyunit	6.	3,093
7.DivideLine6by12 -MonthlycostofPHAunit	7.	258

Section8Computation

8.TotalnumberofPHAunits	8.	52
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<i>Lines9 -14</i>	<i>Lines15 -20</i>	<i>Lines21 -26</i>	<i>Lines27 -32</i>
<i>BreakdownofPHAunits</i>	<i>FairMarketRents</i>	<i>TotalMonthlyoutlay</i>	<i>TotalRentalIncome</i>
<i>Bybedroomsize</i>	<i>bybedroomsize</i>	<i>bybedroomsize</i>	<i>bybedroomsize</i>

Multiplyline9xLine15,10x16,11x17,etc.Enterresultsonlines21 -26
#ofunitsmonthlyFMR

9. 0br	15.	21.	27.
10. 1br 13	16.344	22.4472	28. 1604
11. 2br 26	17.458	23.11908	29.2814x12
12. 3br 12	18.574	24.6888	30.1281=70,116
13. 4br 1	19.719	25.719	31.144
14. 5 br	20.	26.	32.

33.Addlines21 -26fortotalmonthlycharge	33.	23,987
34.Multiplyline33by12forannualcost	34.	287,844
35. Subtractrentalincome(addlines28 -31andmultiplyby12)fromline34 fortotalannualHAPcost	35.	217,728
36.Addtotalannualadministrativefee	36.	23,492
37.Addlines35plus36(ThisisthecostofconvertingtoSection8)	37.	241,220
38.Divideline 37byline8 -Annualcostofoperationbyunit	38.	4,639
39.Divideline38by12 -MonthlycostofSection8unit (COMPARELINE7WITHLINE39)	39.	386

ATTACHMENTH

Component3,(6)DeconcentrationandIncomeMixing

- a. yes no: DoesthePHAhaveanygeneraloccupancy(family)public housingdevelopmentscoveredbythedeconcentrationrule? Ifno,thissectioniscomplete.Ifyes,continuetothenext question.
- b. yes no: Doanyofthesecovereddevelopmentshaveav erage incomesaboveorbelow85%to115%oftheaverage incomesofallsuchdevelopments?Ifno,thissectionis complete.

Ifyes,listthesedevelopmentsasfollows:

F. DeconcentrationPolicyforCoveredDevelopments

DevelopmentName:	Number ofUnits	Explanation(ifany)[seestep4at §903.2(c)(1)((iv)]	Deconcentrationpolicy (ifnoexplanation)[see step5at §903.2(c)(1)(v)]

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

PHAName: Logan County Housing Authority	Grant Type and Number Capital Fund Program: IL06P04050103 Capital Fund Program Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
------------------------------------------------	-------------------------------------------------------------------------------------------------------------------------------------	------------------------------------------------

Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending:
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non - CFP Funds				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	23,000.00			
8	1440 Site Acquisition				
9	1450 Site Improvement	16,000.00			
10	1460 Dwelling Structures	21,000.00			
11	1465.1 Dwelling Equipment — Nonexpendable	220,000.00			
12	1470 Non Dwelling Structures				
13	1475 Non Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1498 Mod Used for Development				
19	1502 Contingency				
20	Amount of Annual Grant: (sum of lines 2 - 19)	280,000.00			
21	Amount of line 20 Related to LBP Activities	-0-			
22	Amount of line 20 Related to Section 504 Compliance	-0-			
23	Amount of line 20 Related to Security	20,000.00			

Annual Statement/Performance and Evaluation Report				
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary				
PHAName: Logan County Housing Authority		Grant Type and Number Capital Fund Program: IL06P04050103 Capital Fund Program Replacement Housing Factor Grant No:		Federal FY of Grant: 2003
<input checked="" type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement (revision no:)
<input type="checkbox"/> Performance and Evaluation Report for Period Ending:		<input type="checkbox"/> Final Performance and Evaluation Report		
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost
24	Amount on line 20 Related to Energy Conservation Measures	-0-		

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

PHAName: LoganCountyHousingAuthority		GrantTypeandNumber CapitalFundProgram#: IL06P04050103 CapitalFundProgram ReplacementHousingFactor#:			FederalFYofGrant: 2003			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
40-1and40 -2	HireanA/Efirmfordesignwork	1430		23,000.00				
40-1and40 -2	Install24newcentralA/Csystemsat CentennialCourtand12atLoganCourt Duplexes	1465		155,000.00				
40-1and40 -2	Replacedamagedsidewalksandinstall newconcretearoundA/Cunitsatrearof Hi-Riseandinstallnewc oncreteporch byshedsofduplexes	1450		11,000.00				
40-1and40 -2	Installnewwoodchipsinplayground area	1450		5,000.00				
40-1and40 -2	Installnewbuildingidentification numbersonCentennialCourtand Duplexbuildings.	1460		4,000.00				
40-2	Installdrainagesystematthefrontofthe Hi-Rise	1460		3,500.00				

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

PHAName: LoganCountyHousingAuthority		GrantTypeandNumber CapitalFundProgram#: IL06P04050103 CapitalFundProgram ReplacementHousingFactor#:			FederalFYofGrant: 2003			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
40-2	Installnewhandrailsonthehallway walls of the Hi -Rise	1460		10,000.00				
40-2	Installagratefordumpsterrunofinthe garbageroom	1460		3,500.00				
40-2	Installnewvideosurveillancesystema theHi -RiseandDuplexes	1465		18,000.00				
40-2	RemoveallequipmentfromtheSolidyne systemforexceptionoftheboilers.This includesA/Cunits,domesti hotwater, outsidelighting.	1465		3,000.00				
40 -1	Installnewtimersonplaygroundlights	1465		1,000.00				
40-1	Installnewstoves,venthoods,andvents	1465		43,000.00				

CapitalFundProgram5 -YearActionPlan

Completeonetableforeachdevelopmentinwhichworkisplannedinthenext5PHAfiscalyears.
 CompleteatableforanyPHA -widephysicalormanagementimprovementsplannedinthenext5PHA
 fiscalyear.Copy thistableasmanytimesasnecessary.Note:PHAsneednotincludainformationfrom
 YearOneofthe5 -Yearcycle,becausethisinformationisincludedintheCapitalFundProgramAnnual
 Statement.

CFP5- YearActionPlan		
<input type="checkbox"/> Originalstatement <input checked="" type="checkbox"/> Revisedstatement		
Development Number	DevelopmentName (orindicatePHAwide)	
	PHAWide	
DescriptionofNeededPhysicalImprovementsorManagement Improvements	EstimatedCost	PlannedStartDate (HAFiscalYear)
A&EFirm	24,000.00	2004
Audit	1,000.00	2004
ModernizationCoordinator	15,000.00	2004
PurchaseOneNewTruck	25,000.00	2004
EnergyAudit	4,000.00	2004
NewCopier	10,000.00	2004
A&EFirm	24,000.00	2005
Audit	1,000.00	2005
ModernizationCoordinator	15,000.00	2005
PurchaseOneNewTruck	25,000.00	2005
A&EFirm	24,000.00	2006
Audit	1,000.00	2006
ModernizationCoordinator	15,000.00	2006
NewPrinters	5,000.00	2006
NewCommunityRoomTableandChairs	10,000.00	2006
A&EFirm	24,000.00	2007
Audit	1,000.00	2007
ModernizationCoordinator	15,000.00	2007
NewComputerSystem	50,000.00	2007
Totalestimatedcostovernext5years	289,000.00	

CapitalFundProgram5 -YearActionPlan

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

CFP5- Year Action Plan		
<input checked="" type="checkbox"/> Original statement <input type="checkbox"/> Revised statement		
Development Number	Development Name (or indicate PHA wide)	
IL40 -2	LOGAN COURT	
Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
Install concrete steps on side of hill between duplexes and hi -rise	2,000.00	2004
New sewer lined duplex 9 -10	5,000.00	2004
New light fixture boiler room, shop, receiving	3,000.00	2004
Install new entrance guard system at hi -rise	15,000.00	2004
New exhaust fan duplexes	3,000.00	2004
Install concrete eat spill way duplexes	1,000.00	2004
Install new exit & emergency light shi -rise	4,000.00	2004
Install new canopy Maintenance office	1,500.00	2004
New entrance doors system, motion -presence system in hi -rise	3,000.00	2004
Renovate Hi -Rise units	115,000.00	2004
Install security door from office to lobby	1,500.00	2005
New exterior door with lock send of Hi -rise	3,000.00	2005
Renovate Hi -Rise units	115,000.00	2005
Paint common areas of hi -rise	20,000.00	2005
Renovate Community Center	10,000.00	2005
Change lock on all access panel to be keyed a like	5,000.00	2005
Resurface/seal parking all around Logan Court	20,000.00	2005
New awning rear of Hi -Rise	7,000.00	2006
Renovate Hi -Rise units	115,000.00	2006
Repair/replace stair well doors in hi -rise	13,000.00	2007
Install fence	15,000.00	2007
Install new exterior lights Hi -Rise	2,000.00	2007
Close in car port	2,500.00	2007
Install new outside lights duplexes	1,000.00	2007
Renovate Hi -Rise units	115,000.00	2007
Elevator repairs	25,000.00	2007
Totale stimated cost over next 5 years	622,500.00	

Capital Fund Program 5 - Year Action Plan

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

CFP5- Year Action Plan		
<input checked="" type="checkbox"/> Original statement <input type="checkbox"/> Revised statement		
Development Number	Development Name (or indicate PHA wide)	
IL40 -1	CENTENNIAL COURT	
Description of Needed Physical Improvements or Management	Estimated Cost	Planned Start Date (HA Fiscal Year)
Install new Centennial Court sign	8,000.00	2004
Replaced damaged storm & exterior doors	25,000.00	2004
Renovate units	125,000.00	2004
Trim, remove trees, landscape	25,000.00	2004
Repair/paint damaged EIFS	35,000.00	2004
Repaint downspouts, transformers, gas meters, mail posts, conduit	15,000.00	2004
Install park benches in playground area	2,000.00	2004
Install site lighting	23,500.00	2005
Install 8' fence behind playground	3,000.00	2005
Replaced damaged bathtubs	25,000.00	2005
Install new porch lights	9,000.00	2005
Install new video surveillance system	35,000.00	2005
Change lock on all access panel to be keyed alike	5,000.00	2005
Renovate units	125,000.00	2005
Resurface/repair parking lot	20,000.00	2005
Replace water heaters	30,000.00	2006
Install new washers and dryers	14,000.00	2006
Repair/replaces offit, fascia, gutters, and downspouts	20,000.00	2006
Renovate units	175,000.00	2006
Install new central antenna system	15,000.00	2007
Repair/replaced damaged kitchen cabinets and vanities	50,000.00	2007
Install new door locks	25,000.00	2007
Renovate Units	175,000.00	2007
Replace/repair damaged sidewalks	15,000.00	2007
Install storage sheds	50,000.00	2007
Total estimated cost over next 5 years	1,029,500.00	

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

PHAName: Logan County Housing Authority	Grant Type and Number Capital Fund Program: IL06P04050102 Capital Fund Program Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending:	<input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Final Performance and Evaluation Report	<input type="checkbox"/> Revised Annual Statement (revision no: 2)
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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	16,092.66	16,092.66	16,092.66
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	22,462.00	22,462.00	22,462.00	22,462.00
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment — Nonexpendable	281,881.00	265,788.34	265,788.34	265,788.34
12	1470 Non Dwelling Structures				
13	1475 Non Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1498 Moved for Development				
19	1502 Contingency				
20	Amount of Annual Grant: (sum of lines 2 - 19)	304,343.00	304,343.00	304,343.00	304,343.00
21	Amount of line 20 Related to LBP Activities	0	0		
22	Amount of line 20 Related to Section 504 Compliance	0	0		
23	Amount of line 20 Related to Security	0	0		

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

PHAName: Logan County Housing Authority	Grant Type and Number Capital Fund Program: IL06P04050102 Capital Fund Program Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (revision no: 2)
 Performance and Evaluation Report for Period Ending:
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
24	Amount of line 20 Related to Energy Conservation Measures	0			

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

PHAName: LoganCountyHousingAuthority		GrantTypeandNumber CapitalFundProgram#: IL06P04050102 CapitalFundProgram ReplacementHousingFactor#:			FederalFYofGrant: 2002			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
40-2	PartialsalaryforModernization Coordinatorplusbenefits	1410		0	0			
40-1&2	Operations	1406		0	16,092.66	16,092.66	16,092.66	Complete
40-1	HireanA/Efirmfordesignworkand energyauditandphysicalneeds assessment	1430		22,462.00	24,462.00	24,462.00	24,462.00	Complete
40-2and40 -1	Replaceddamagedsidewalksand landscaping	1450		0	0			
40-2	RenovateHi -riseunitsbyinstallingnew carpetortilefloors,newbaseboard, curtainrods,painting,m edicinecabinet, doors,andwatercloset	1460		0	0			
40-2	Moveresidentintoamotelduringthe renovationofthereapartment	1495.1		0	0			
40-1	InstallnewcentralA/Csystem	1465		281,881.00	265,788.34	265,788.34	265,788.34	complete

