

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

PHA Plans

5 Year Plan for Fiscal Years 2005 - 2009
Annual Plan for Fiscal Year 2005

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

**PHA Plan
Agency Identification**

PHA Name: Newport Housing Authority

PHA Number: AR028

PHA Fiscal Year Beginning: (mm/yyyy) 07/2005

Public Access to Information

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

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

Display Locations For PHA Plans and Supporting Documents

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

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

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

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

5-YEAR PLAN
PHA FISCAL YEARS 2005 - 2010
[24 CFR Part 903.5]

A. Mission

State the PHA's mission for serving the needs of low-income, very low income, and extremely low-income families in the PHA's jurisdiction. (select one of the choices below)

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here)

B. Goals

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

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

- PHA Goal: Expand the supply of assisted housing
Objectives:
- Apply for additional rental vouchers:
 - Reduce public housing vacancies:
 - Leverage private or other public funds to create additional housing opportunities:
 - Acquire or build units or developments
 - Other (list below)
- PHA Goal: Improve the quality of assisted housing
Objectives:
- Improve public housing management: (PHAS score)
 - Improve voucher management: (SEMAP score)
 - Increase customer satisfaction:
 - Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections)
 - Renovate or modernize public housing units:
 - Demolish or dispose of obsolete public housing:

- Provide replacement public housing:
- Provide replacement vouchers:
- Other: (list below)

- PHA Goal: Increase assisted housing choices

Objectives:

- Provide voucher mobility counseling:
- Conduct outreach efforts to potential voucher landlords
- Increase voucher payment standards
- Implement voucher homeownership program:
- Implement public housing or other homeownership programs:
- Implement public housing site-based waiting lists:
- Convert public housing to vouchers:
- Other: (list below)

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

- PHA Goal: Provide an improved living environment

Objectives:

- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
- Implement public housing security improvements:
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below)

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

- PHA Goal: Promote self-sufficiency and asset development of assisted households

Objectives:

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

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

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing
Objectives:
 - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
 - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:
 - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
 - Other: (list below)

Other PHA Goals and Objectives: (list below)

**Annual PHA Plan
PHA Fiscal Year 2005**

[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

Standard Plan

Streamlined Plan:

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

Troubled Agency Plan

ii. Executive Summary of the Annual PHA Plan

[24 CFR Part 903.7 9 (r)]

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

During the upcoming year, the Newport Housing Authority (NHA) will continue with Modernization Activities to improve dwelling units and M&M buildings at all sites.

The NHA will continue to partner with the Newport Special School District Gear-up Program for students of all ages.

The NHA Board of Commissioners and the Executive Director are considering the possibility of building a new community center for the residents located in Developments 28-1 & 3.

The NHA will provide Administrative and Commercial Kitchen facilities for Crowley's Ridge Development Counsel (CRDC) beginning July 5, 2005 for their meals on wheels program, as well as other community based activities.

iii. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

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

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Attachments

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

Required Attachments:

- Admissions Policy for Deconcentration - (Attachment A)
- FY 2000 Capital Fund Program Annual Statement – (Attachment D)
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- PHA Management Organizational Chart
- FY 2000 Capital Fund Program 5 Year Action Plan
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)

- Other (List below, providing each attachment name)
 Officers of the Resident Advisory Board - (Attachment B)
 Resident Officer on the PHA Governing Board - (Attachment C)

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 or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans
X	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources;
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
	Section 8 rent determination (payment standard) policies <input type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
	Section 8 informal review and hearing procedures <input 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
	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
	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
	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	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
	Policies governing any Section 8 Homeownership program <input type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
	FSS Action Plan/s for public housing and/or Section 8	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	Annual Plan: Safety and

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	(PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	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
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

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

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

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	582	5	2	3	3	2	1
Income >30% but <=50% of AMI	548	5	2	3	3	2	1
Income >50% but <80% of AMI	393	4	2	3	3	2	1
Elderly	530	4	2	3	4	1	2
Families with Disabilities	N/A						
Race/Ethnicity	1129						
Race/Ethnicity	385						
Race/Ethnicity	4						
Race/Ethnicity	5						

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

- Consolidated Plan of the Jurisdiction/s
Indicate year:
- U.S. Census data: the Comprehensive Housing Affordability Strategy (“CHAS”) dataset
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information)

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

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

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/>	Section 8 tenant-based assistance		
<input checked="" type="checkbox"/>	Public Housing		
<input type="checkbox"/>	Combined Section 8 and Public Housing		
<input type="checkbox"/>	Public Housing Site-Based or sub-jurisdictional waiting list (optional)		
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	26		99
Extremely low income <=30% AMI	26	100	
Very low income (>30% but <=50% AMI)	0	0	
Low income (>50% but <80% AMI)	0	0	
Families with children	22	85	
Elderly families	3	12	
Families with Disabilities	1	3	

Housing Needs of Families on the Waiting List			
Race/ethnicity White	9	35	
Race/ethnicity Black	16	62	
Race/ethnicity Asian	1	3	
Race/ethnicity			
Characteristics by Bedroom Size (Public Housing Only)			
1BR	13	50	
2 BR	7	27	
3 BR	6	23	
4 BR	0	0	
5 BR			
5+ BR			
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

C. Strategy for Addressing Needs

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

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units

- Seek replacement of public housing units lost to the inventory through mixed finance development
- Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- Other (list below)

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

Select all that apply

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

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

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

Select all that apply

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

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

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

Select all that apply

- Employ admissions preferences aimed at families who are working

- Adopt rent policies to support and encourage work
- Other: (list below)

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

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

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

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

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

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

Select if applicable

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

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units

- Market the section 8 program to owners outside of areas of poverty /minority concentrations
- Other: (list below)

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

(2) Reasons for Selecting Strategies

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

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

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year.

Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2005 grants)		
a) Public Housing Operating Fund	406,656	
b) Public Housing Capital Fund	436,796	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance		
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)		
g) Resident Opportunity and Self-Sufficiency Grants		
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
2. Prior Year Federal Grants (unobligated funds only) (list below)		
2001 Capital Fund	0	
2002 Capital Fund	0	
2003 Capital Fund – Grant No. 1	0	
2003 Capital Fund – Grant No. 2	0	
2004 Capital Fund	226,686	
3. Public Housing Dwelling Rental Income	451,630	
4. Other income (list below)		
Operating Reserves	639,546	
4. Non-federal sources (list below)		
Total resources	2,161,314	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.7 9 (c)]

A. Public Housing

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

(1) Eligibility

- a. When does the PHA verify eligibility for admission to public housing? (select all that apply)
- When families are within a certain number of being offered a unit: (state number)
 - When families are within a certain time of being offered a unit: (state time)
 - Other: When families have reported to PHA all required information.
- b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?
- Criminal or Drug-related activity
 - Rental history
 - Housekeeping
 - Other (describe)
- 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) Waiting List Organization

- a. Which methods does the PHA plan to use to organize its public housing waiting list (select all that apply)
- Community-wide list
 - Sub-jurisdictional lists
 - Site-based waiting lists
 - Other (describe)
- b. Where may interested persons apply for admission to public housing?
- PHA main administrative office
 - PHA development site management office
 - Other (list below)

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

1. How many site-based waiting lists will the PHA operate in the coming year? 0

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)?
If yes, how many lists?

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

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

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

(3) Assignment

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

- One
- Two
- Three or More

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

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

(4) Admissions Preferences

a. Income targeting:

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

b. Transfer policies:

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

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

c. Preferences

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

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

Former Federal preferences:

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

Other preferences: (select below)

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

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

1 Date and Time

Former Federal preferences:

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

Other preferences (select all that apply)

- 1 Working families and those unable to work because of age or disability
- 1 Veterans and veterans' families
- 2 Residents who live and/or work in the jurisdiction
- 2 Those enrolled currently in educational, training, 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)
- 1 Those previously enrolled in educational, training, or upward mobility programs
- 2 Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Relationship of preferences to income targeting requirements:

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

(5) Occupancy

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

- The PHA-resident lease
- The PHA's Admissions and (Continued) Occupancy policy
- PHA briefing seminars or written materials
- Other source: PHA Resident Newsletter, Resident Organization Meetings

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

- At an annual reexamination and lease renewal
- Any time family composition changes
- At family request for revision

Other (list)

(6) Deconcentration and Income Mixing

a. Yes No: Did the PHA's analysis of its family (general occupancy) developments to determine concentrations of poverty indicate the need for measures to promote deconcentration of poverty or income mixing?

b. Yes No: Did the PHA adopt any changes to its **admissions policies** based on the results of the required analysis of the need to promote deconcentration of poverty or to assure income mixing?

c. If the answer to b was yes, what changes were adopted? (select all that apply)

Adoption of site based waiting lists
If selected, list targeted developments below:

Employing waiting list "skipping" to achieve deconcentration of poverty or income mixing goals at targeted developments
If selected, list targeted developments below:

Employing new admission preferences at targeted developments
If selected, list targeted developments below:
Project AR028-1

Other (list policies and developments targeted below)

d. Yes No: Did the PHA adopt any changes to **other** policies based on the results of the required analysis of the need for deconcentration of poverty and income mixing?

e. If the answer to d was yes, how would you describe these changes? (select all that apply)

- Additional affirmative marketing
- Actions to improve the marketability of certain developments
- Adoption or adjustment of ceiling rents for certain developments
- Adoption of rent incentives to encourage deconcentration of poverty and income-mixing
- Other (list below)

Adoption of Flat Rate Rents

f. Based on the results of the required analysis, in which developments will the PHA make special efforts to attract or retain higher-income families? (select all that apply)

- Not applicable: results of analysis did not indicate a need for such efforts
 List (any applicable) developments below:
AR028-1 and AR028-4

g. Based on the results of the required analysis, in which developments will the PHA make special efforts to assure access for lower-income families? (select all that apply)

- Not applicable: results of analysis did not indicate a need for such efforts
 List (any applicable) developments below:

B. Section 8

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

(1) Eligibility

a. What is the extent of screening conducted by the PHA? (select all that apply)

- Criminal or drug-related activity only to the extent required by law or regulation
 Criminal and drug-related activity, more extensively than required by law or regulation
 More general screening than criminal and drug-related activity (list factors below)
 Other (list below)

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)

(2) Waiting List Organization

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

- None
- Federal public housing
- Federal moderate rehabilitation
- Federal project-based certificate program
- Other federal or local program (list below)

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

- PHA main administrative office
- Other (list below)

(3) Search Time

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

If yes, state circumstances below:

(4) Admissions Preferences

a. Income targeting

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

b. Preferences

1. Yes No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent **(5) Special purpose section 8 assistance programs**)

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

Former Federal preferences

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)

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

Other preferences (select all that apply)

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

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

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)

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

4. Among applicants on the waiting list with equal preference status, how are applicants selected? (select one)

- Date and time of application
 Drawing (lottery) or other random choice technique

5. If the PHA plans to employ preferences for “residents who live and/or work in the jurisdiction” (select one)

- This preference has previously been reviewed and approved by HUD
 The PHA requests approval for this preference through this PHA Plan

6. Relationship of preferences to income targeting requirements: (select one)

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

(5) Special Purpose Section 8 Assistance Programs

a. In which documents or other reference materials are the policies governing eligibility, selection, and admissions to any special-purpose section 8 program administered by the PHA contained? (select all that apply)

- The Section 8 Administrative Plan
 Briefing sessions and written materials
 Other (list below)

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

- Through published notices
 Other (list below)

4. PHA Rent Determination Policies

[24 CFR Part 903.7 9 (d)]

A. Public Housing

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

(1) Income Based Rent Policies

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

a. Use of discretionary policies: (select one)

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

---or---

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

b. Minimum Rent

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

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

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

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

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

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

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

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)

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)

f. Rent re-determinations:

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

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

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

(2) Flat Rents

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

- The section 8 rent reasonableness study of comparable housing
 Survey of rents listed in local newspaper
 Survey of similar unassisted units in the neighborhood
 Other (list/describe below)
Section 8 FMR's rent were set at 100% of operating costs per square foot.

B. Section 8 Tenant-Based Assistance

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

(1) Payment Standards

Describe the voucher payment standards and policies.

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

- At or above 90% but below 100% of FMR
 100% of FMR
 Above 100% but at or below 110% of FMR
 Above 110% of FMR (if HUD approved; describe circumstances below)

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

- 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)

d. How often are payment standards reevaluated for adequacy? (select one)

- Annually
- Other (list below)

e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)

- Success rates of assisted families
- Rent burdens of assisted families
- Other (list below)

(2) Minimum Rent

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

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

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

5. Operations and Management

[24 CFR Part 903.7 9 (e)]

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

A. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

- 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: The Board of Commissioners hire the Executive Director (ED) to run the agency on a day-to-day basis. The ED is CEO and is responsible for hiring and firing all personnel. Reporting directly to the ED are the Project Manager (Public Housing Manager), the Accounting Clerk, the Clerk/Receptionist, the Maintenance Supervisor, the Modernization Coordinator, and the Residential Coordinator. The ED supervises the Administration Staff, the Maintenance Supervisor, the Modernization Coordinator, and the Residential Coordinator. The Maintenance Supervisor supervises maintenance and Maintenance Personnel. The agency has an organizational chain of command and an open door policy for resident access.

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
Public Housing	250	50
Section 8 Vouchers		
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)		
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs(list individually)		

C. Management and Maintenance Policies

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

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

1. Admissions & Continued Occupancy Policy
2. Personnel Policy
3. Procurement Policy
4. Maintenance Policy
5. Schedule of Tenant Charges
6. Asset Disposition Policy
7. Vehicle Towing & Registration Policy
8. Pest Infestation Prevention: Lease requires resident to make reasonable efforts to control pest such as roaches and to cooperate with the Landlord's roach control efforts through inspections and roach control treatments.
9. Community Service Policy

(2) Section 8 Management: (list below)

6. PHA Grievance Procedures

[24 CFR Part 903.7 9 (f)]

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

A. Public Housing

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

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)
- 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 office 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 903.7 9 (g)]

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

A. Capital Fund Activities

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

(1) Capital Fund Program Annual Statement

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

Select one:

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

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

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

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

- Yes No: a) Has the PHA received a HOPE VI revitalization grant? (if no, skip to question c; if yes, provide responses to question b for each grant, copying and completing as many times as necessary)
 - b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)
 1. Development name:
 2. Development (project) number:
 3. Status of grant: (select the statement that best describes the current status)
 - Revitalization Plan under development
 - Revitalization Plan submitted, pending approval
 - Revitalization Plan approved
 - Activities pursuant to an approved Revitalization Plan underway

- Yes No: c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year?
If yes, list development name/s below:

Yes No: d) Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year?
If yes, list developments or activities below:

Yes No: e) Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement?
If yes, list developments or activities below:

8. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

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

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

2. Activity Description

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

Demolition/Disposition Activity Description
1a. Development name: Hillside Homes 1b. Development (project) number: AR028-2
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: (09/01/05)
5. Number of units affected: 2
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: Dependent on SAC approval. b. Projected end date of activity: Two months after SAC approval.

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

[24 CFR Part 903.7 9 (i)]

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

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

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

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

7. Coverage of action (select one)

- Part of the development
 Total development

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.7 9 (j)]

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

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

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

2. Activity Description

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

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

5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one)

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

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

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

11. Homeownership Programs Administered by the PHA

[24 CFR Part 903.7 9 (k)]

A. Public Housing

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

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

2. Activity Description

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

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

B. Section 8 Tenant Based Assistance

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

2. Program Description:

a. Size of Program

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

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

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

b. PHA-established eligibility criteria

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

If yes, list criteria below:

12. PHA Community Service and Self-sufficiency Programs

[24 CFR Part 903.7 9 (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 has entered into a cooperative agreement with the TANF Agency, to share information and/or target supportive services (as contemplated by section 12(d)(7) of the Housing Act of 1937)?

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 programs to eligible families
- Jointly administer programs
- Partner to administer a HUD Welfare-to-Work voucher program
- Joint administration of other demonstration program
- Other (describe)

B. Services and programs offered to residents and participants

(1) General

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)

- Public housing rent determination policies
- Public housing admissions policies
- Section 8 admissions policies
- Preference in admission to section 8 for certain public housing families
- Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
- Preference/eligibility for public housing homeownership option participation
- 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 (public housing or section 8 participants or both)
<i>Provide Community Center Facilities for Students Participating in After School Programs</i>	40	<i>Specific Criteria</i>	<i>21st Century / Gear-up Grant Program</i>	<i>Public Housing</i>
<i>Computer Lab Facility with 29 Computers for Use by Students and Residents</i>	75	<i>Specific Criteria</i>	<i>21 Century / Gear-up Grant Program and PHA Main Office</i>	<i>Public Housing</i>
<i>Community/Senior Center Facility Provided for Jackson County Aging Program (JCAP):</i>				
<i>Meals on Wheels Program:</i>				
<i>Public Housing Residents</i>	50	<i>Specific Criteria</i>	<i>JCAP</i>	<i>Public Housing</i>
<i>Elderly County Residents</i>	68	<i>Specific Criteria</i>	<i>JCAP</i>	<i>County Residents</i>
<i>Elderly Lunches Served</i>	30	<i>Specific Criteria</i>	<i>JCAP</i>	<i>Newport Residents</i>
<i>Elderly Lunches Served</i>	30	<i>Specific Criteria</i>	<i>JCAP</i>	<i>Tuckerman Resid.</i>

<i>Residential Initiatives Coordinator (RIC) Program Provides the Following Resident Services:</i>				
<i>Elderly Resident Transportation</i>	50	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Education Programs Transport.</i>	10	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Resident Activities</i>	40	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Youth Activities</i>	60	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Financial Education</i>	40	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Household Management</i>	40	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Girl Scout Troop Leader</i>	12	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>NHA Newsletter</i>	266	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Resident Association Meetings</i>	266	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Commodities Distribution</i>	50	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Youth Drug Awareness Program</i>	60	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Graduating Seniors Scholarships</i>	2	<i>Specific Criteria</i>	<i>RIC Office</i>	<i>Public Housing</i>
<i>Referral of Residents to Local Financial Assistance Programs</i>	60	<i>Specific Criteria</i>	<i>PHA Main Office</i>	<i>Public Housing</i>

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

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

13. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.7 9 (m)]

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

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

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

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

- Safety and security survey of residents
- Analysis of crime statistics over time for crimes committed "in and around" public housing authority
- Analysis of cost trends over time for repair of vandalism and removal of graffiti
- Resident reports
- PHA employee reports

- Police reports
- Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
- Other (describe below)

3. Which developments are most affected? (list below)
AR028-1 and AR028-4

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

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

- Contracting with outside and/or resident organizations for the provision of crime-and/or drug-prevention activities
- Crime Prevention Through Environmental Design
- Activities targeted to at-risk youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)
NHA has provided housing to two Newport Police Officers in exchange for working as security officers for all projects. Both of these officers live on site (One at AR028-1 and one at AR028-4).

2. Which developments are most affected? (list below)
AR028-1 and AR028-4

C. Coordination between PHA and the police

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

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

2. Which developments are most affected? (list below)
AR028-01 & AR028-04

D. Additional information as required by PHDEP/PHDEP Plan

PHAs eligible for FY 2000 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
- Yes No: Has the PHA included the PHDEP Plan for FY 2000 in this PHA Plan?
- Yes No: This PHDEP Plan is an Attachment. (Attachment Filename: ____)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

Pet Policy is included in the Newport Housing Authority Admissions and Continued Occupancy Policy (ACOP) and is available for public inspection at the main administrative office of the PHA.

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

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

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

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

17. PHA Asset Management

[24 CFR Part 903.7 9 (q)]

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

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock , including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan?

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: (list below)

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

18. Other Information

[24 CFR Part 903.7 9 (r)]

A. Resident Advisory Board Recommendations

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

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

The Residential Advisory Board suggested the PHA enhance it outreach programs centered on community involvement for cleaner and safer neighborhoods, crime prevention, and meaningful activities centered on developing pride in family and community. The after school children technology program was expanded to encompass an increase of children from 100 per week to serving 300 children per week. The PHA reported that our agency has a solid Residential Initiatives Coordinator Program, Girl Scouts Programs, training classes in family dynamics and parenting classes for single parent families, programs for senior citizens whereas they visit historical sites of Arkansas and programs for individuals with disabilities whereas transportation is provided to medical appointments and periodic shopping ventures. The PHA maintains a solid foundation and is driven toward placing emphasis on excellent quality of life initiatives for all residents.

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

- Considered comments, but determined that no changes to the PHA Plan were necessary.
- The PHA changed portions of the PHA Plan in response to comments
List changes below:
- Other: (list below)

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

- 1. Yes No: Does the PHA meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If no, continue to question 2; if yes, skip to sub-component C.)
- 2. Yes No: Was the resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

3. Description of Resident Election Process

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 (public housing and section 8 tenant-based assistance)
- Representatives of all PHA resident and assisted family organizations
- Other (list)

C. Statement of Consistency with the Consolidated Plan

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

1. Consolidated Plan jurisdiction: State of Arkansas
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)

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

D. Other Information Required by HUD

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

1. Definition of "Substantial Deviation" and Significant Amendment or Modification" (903.7R)

The Newport Housing Authority will consider the following to be changes in its Agency Plan necessary and sufficient to require a full review by the Resident Advisory Board before a corresponding change in the Agency Plan can be adopted:

- a. Any alteration of the PHA's Mission Statement.
- b. Any change or amendment to a stated Strategic Goal.
- c. Any change or amendment to a stated Strategic Objective except in a case where the change results from the objective having been met.
- d. Any introduction of a new Strategic Goal or a new Strategic Objective.

- e. Any alteration in the Capital Fund Program (CFP) that affects an expenditure greater than twenty percent (20%) of the CFP Annual Budget for that year.

In defining the above, the Newport Housing Authority intends by “Strategic Goal” and “Strategic Objective” specifically those items in its Five Year Plan and any change in the above items will be considered a “substantial deviation” from the plan.

1. Changes to rent or admissions policies or organization of the waiting list.
2. Additions of non-emergency work items (items not included in the current Annual Statement or 5-Year Action Plan) or change in use of replacement reserve funds under the Capital Fund Program.
3. Additions of new activities not included in any PHDEP Plan.
4. Any change with regard to demolition or disposition, designation, homeownership programs or conversion activities.

An exception to this definition will be made for any of the above that are adopted to reflect changes HUD regulatory requirements; such changes will not be considered significant amendments by HUD.

5. PHA Progress in Meeting the Mission and Goals Described in the 5-Year Plan

The PHA met all of the goals and objectives established in the previous 5-Year Plan for the period FY 2000-2004.

Attachments

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

ATTACHMENT (A)

Admissions Policy for Deconcentration:

It is the Newport Housing Authority's policy to provide for deconcentration of poverty and encourage income mixing by bringing higher income families into lower income developments and lower income families into higher income developments. Toward this end, we will skip families on the waiting list to reach other families with a lower or higher income. We will accomplish this in a uniform and non-discriminating manner.

The PHA will affirmatively market our housing to all eligible income groups. Lower income residents will not be steered towards lower income developments and higher income residents will not be steered toward higher income developments.

Prior to the beginning of each fiscal year, we will analyze the income levels of families residing in each of our developments and the income levels of families on the waiting list. Based on this analysis, we will determine the level of marketing strategies and deconcentration incentives to implement.

ATTACHMENT (B)

Membership of the Resident Advisory Board:

Sherman Dean – President
216 Calhoun Circle
Newport, AR 72112
(870)523-6630

Minnie Burton – Vice-President
1159 Hout Drive
Newport, AR 72112
(870)523-2258

Marvel Dinwiddie – Secretary
922 Hout Circle
Newport, AR 72112
(870)523-6027

Deborah Price – Treasurer
1034 Hout Drive
Newport, AR 72112

ATTACHMENT (C)

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:

Charlene Heatherly - Commissioner
1203 Hines Street
Newport, AR 72112
(870)523-6524

- 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**
Term Expires 05/2006

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: 05/2006

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

Leroy Mansko, Jr., Chairman Board of Commissioners
Term Expires 05/2009

ATTACHMENT (D)

Capital Fund Programs Annual Statements/Performance and Evaluation Reports for:

1999 Comprehensive Grant No. AR37P02870799 Rev. 5

2000 Capital Fund Program Grant No. AR37P02850100 Rev. 11

2001 Capital Fund Program Grant No. AR37P02850101 Rev. 11

2002 Capital Fund Program Grant No. AR37P02850102 Rev. 13

2003 Capital Fund Program Grant No. AR37P02850103 Rev. 5

2003 Capital Fund Program Grant No. AR37P02850203 Rev. 2

2004 Capital Fund Program Grant No. AR37P02850104 Rev. 4

CAPITAL FUND PROGRAM TABLES START HERE

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02870799 Replacement Housing Factor Grant No:			Federal FY of Grant: 1999
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies X Revised Annual Statement (revision no: 5) X Performance and Evaluation Report for Period Ending: 06/30/04 <input type="checkbox"/> 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	54,800	72,701.35	72,701.35	72,701.35
4	1410 Administration MOD Coordinator		4,112	1,525.71	1,525.71
5	1411 Audit		600	600	600
6	1415 Liquidated Damages				
7	1430 Fees and Costs	32,300	20,872.48	16,386.59	16,386.59
8	1440 Site Acquisition				
9	1450 Site Improvement	6,000	30,985.55	31,500	31,500
10	1460 Dwelling Structures	279,712	230,898.65	170,539.62	170,539.62
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment		12,641.97	12,641.97	12,641.97
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	372,812.00	372,812.00	305,895.24	305,895.24

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

PHA Name: City of Newport Housing Authority	Grant Type and Number Capital Fund Program Grant No: AR37P02870799 Replacement Housing Factor Grant No:	Federal FY of Grant: 1999
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 5)
 Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs	26,000	26,000	26,000	26,000
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages City of Newport Housing Authority 1999 COMP Grant/ Rev 5/06-30-04

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02870799 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	
HA-Wide	Residential Initiatives Coordinator	1408		11,800	23,701.35	23,701.35	23,701.35	Completed 03/17/03
HA-Wide	Housing Specialist	1408		17,000	20,000	20,000	20,000	Completed 05/15/01
HA-Wide	Security-Police	1408		26,000	26,000	26,000	26,000	Completed 05/15/01
HA-Wide	Computer Software	1408			3,000	3,000	3,000	Completed 06/07/01
HA-Wide	MOD Coordinator	1410			1,525.71	1,525.71	1,525.71	Completed
Ha-Wide	Audit	1411			600	600	600	Completed 03/02/01
HA-Wide	Design – Arch/Engineering	1430		21,000	3,921.39	3,921.39	3,921.39	Completed
HA-Wide	MOD Inspector	1430		11,300	12,465.20	12,465.20	12,465.20	Completed
AR28-1,4	Landscaping	1450	2LS	6,000	20,000	20,000	20,000	Completed 05/25/01
AR28-1, 2, 3, 4	Housing Authority Signs Radar Trak	1450	4		11,500	11,500	11,500	Completed 02/28/02
AR28-2	Repl Eld Porch Lights	1460	32U	2,000	2,000	2,000	2,000	Completed 10/20/00
AR28-2	Porch Enclosures/Clothes Dryer Connections/Phase 1	1460	16U	164,312	125,437.14	58,520.38	58,520.38	Completed
AR28-1, 2, 3	Replace Roofs	1460	9U	79,000	25,500	25,500	25,500	Completed 09/10/01

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages City of Newport Housing Authority 1999 COMP Grant/ Rev 5/06-30-04

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02870799 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	
HA-Wide	Computer Systems	1475	3		12,641.97	12,641.97	12,641.97	Completed 10/08/01
AR28-4	Install Window Air Conditioners	1460	120U	34,400	84,519.24	84,519.24	84,519.24	Completed 02/19/02
				372,812	372,812	305,895.24	305,895.24	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule City Of Newport Housing Authority 1999 COMP Grant/Rev 4/06-30-04

PHA Name: City Of Newport Housing Authority	Grant Type and Number Capital Fund Program No: AR37P02870799 Replacement Housing Factor No:	Federal FY of Grant: 1999
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Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA-Wide	03/31/01	06/30/01		09/30/02			
AR28-1	“	“		“			
AR28-2	“	“		“			
AR28-3	“	“		“			
AR28-4	03/31/01	06/30/01		09/30/02			

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

PHA Name: City Of Newport Housing Authority	Grant Type and Number Capital Fund Program Grant No: AR37P02850100 Replacement Housing Factor Grant No:	Federal FY of Grant: 2000
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 11) ****Updated Expended Cost Through 09/10/2004****
 Performance and Evaluation Report for Period Ending: 06/30/04 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	98,575	98,575	98,575	98,575
3	1408 Management Improvements	98,575	95,806.49	95,806.49	95,806.49
4	1410 Administration	18,500	13,830.89	13,830.89	13,830.89
5	1411 Audit	600	0	0	0
6	1415 Liquidated Damages				
7	1430 Fees and Costs	14,431.96	8,220.63	8,220.63	8,220.63
8	1440 Site Acquisition				
9	1450 Site Improvement	53,565.50	53,565.50	53,565.50	53,565.50
10	1460 Dwelling Structures	10,895.14	17,515.63	17,515.63	17,515.63
11	1465 Dwelling Equipment—Nonexpendable	0	3,258	3,258	3,258
12	1470 Nondwelling Structures	156,000	156,018.10	156,018.10	156,018.10
13	1475 Nondwelling Equipment	42,332.40	46,084.76	46,084.76	46,084.76
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	492,875	492,875	492,875	492,875
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs	43,020	43,019.90	43,019.90	43,019.90

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: City Of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850100 Replacement Housing Factor Grant No:		Federal FY of Grant: 2000	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: 11) **Updated Expended Cost Through 09/10/2004**					
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 06/30/04 <input checked="" type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages : Newport Housing Authority 2000 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850100 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000 **Updated Expended Cost Through 09/10/2004**		
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	
HA-Wide	Operations	1406		98,575	98,575	98,575	98,575	Completed
“	Residential Initiatives Coordinator	1408.1		17,000	16,868.39	16,868.39	16,868.39	Completed
“	Housing Specialist	1408.2		30,250	30,524.42	30,524.42	30,524.42	Completed
“	Security – Police	1408.3		43,020	43,019.90	43,019.90	43,019.90	Completed
“	Admin Staff Training	1408.4		6,751	3,840.24	3,840.24	3,840.24	Completed
“	Maint Staff Training	1408.5		1,554	1,553.54	1,553.54	1,553.54	Completed
“	Executive Director	1410.1		8,500	6,004.76	6,004.76	6,004.76	Completed
“	MOD Coordinator/Inspector	1410.2		10,000	7,826.13	7,826.13	7,826.13	Completed
“	Audit Fee	1411		0	0	0	0	Completed
“	Architect/Engineer	1430.1		5,831.96	2,120.63	2,120.63	2,120.63	Completed
“	Consultant Fees	1430.2		7,400	4,900.00	4,900.00	4,900	Completed
“	Housing Surveys	1430.9		1,200	1,200	1,200	1,200	Completed
“	Tree Removal/Trimming	1450		21,300	21,300	21,300	21,300	Completed 06/29/01
AR28-1	Landscaping	1450		12,596.50	12,596.50	12,596.50	12,596.50	Completed 02/27/02
AR28-1, 4	Security Fence	1450		16,905	16,905	16,905	16,905	Completed 12/19/01
AR28-4	Landscaping	1450		2,764	2,764	2,764	2,764	Completed
AR28-1	Window Air Conditioners	1460	80 U	240	240	240	240	Completed
AR28-1	Central Air Conditioners	1460	4 BR	0	0	0	0	Postponed

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages : Newport Housing Authority 2000 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850100 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000 **Updated Expended Cost Through 09/10/2004**		
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	
AR28-1	Replace Gas Meters	1460	40 U	0	0	0	0	Cancelled
AR28-2	Replace Security Screens	1460	Phase 1	0	0	0	0	Postponed
AR28-3	Replace Security Screens	1460	Phase 1	0	0	0	0	Cancelled
AR28-4	Replace Roofs	1460	9 DU	0	0	0	0	Cancelled
AR28-4	Replace Range Hoods Phase 1	1460	40 U	212.34	424.68	424.68	424.68	Completed
AR28-4	Replaced Storm Windows Phase 1	1460		0	0	0	0	Cancelled
AR28-1, 4	Replace Window Blinds Phase 1	1460		6,480	6,480	6,480	6,480	Completed
AR28-1, 2, 3, 4	Extraordinary Maintenance	1460		0	0	0	0	Postponed
AR28-2, 3	Add Eld Laundry and Storage Rooms	1460		0	0	0	0	Cancelled
AR28-All	Central Heating Replacement Parts	1460		3,962.80	10,370.95	10,370.95	10,370.95	Completed
AR28-All	Replace Refrigerators	1465		0	3,258	3,258	3,258	Completed
	M&M Shop Overhead Door	1470		0	0	0	0	Postponed
AR28-4	Renovate and Enlarge Computer Lab at Community Center	1470		80,000	80,000	80,000	80,000	Completed 7/28/04
AR28-1	Construction of 28-1 Maintenance Shop	1470		25,000	25,000	24,890.04	24,890.04	Completed
AR28-4	Construction of 28-4 Maintenance Shop	1470		51,000	51,000	51,000	51,000	Completed
HA-Wide	Automobile and Insurance	1475		34,251	34,251	34,251	34,251	Completed 10/16/01
AR28-All	Residential Coordinator Van Repair	1475		0	1,294.59	1,294.59	1,294.59	Completed 02/18/04
AR28-All	Tractor Mower Repair and Landscaping Equipment	1475		0	2,457.77	2,457.77	2,457.77	Completed 04/13/04

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages : Newport Housing Authority 2000 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850100 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000 **Updated Expended Cost Through 09/10/2004**		
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	
AR28-4	Office Furniture and Carpet	1475		0	0	0	0	Postponed
AR28-4	Sewer Machine and Parts	1475		2,489.84	2,489.84	2,489.84	2,489.84	Completed
AR28-1 & 4	Procurement of Misc. Electrical Equipment	1470		0	128.06	128.06	128.06	Completed
AR28-4	Computer/HUB/Network	1475		5,591.56	5,591.56	5,591.56	5,591.56	Completed 10/08/01
AR28-4	Upgrade Security System Offices Phase 1	1475		0	0	0	0	Postponed
AR28-1, 4	Asbestos Removal	1485	2 DU	0	0	0	0	Postponed
AR28-1, 4	Demolition	1485	2 DU	0	0	0	0	Postponed
				492,875	492,875	492,875	492,875	

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

PHA Name: city of Newport Housing Authority		Grant Type and Number Capital Fund Program No: AR37P02850100 Replacement Housing Factor No:				Federal FY of Grant: 2000	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA-Wide	03/31/02		06/30/02	06/30/04		09/14/04	
AR28-1	“			“			
AR28-2	“			“			
AR28-3	“			“			
AR28-4	03/31/02		06/30/02	06/30/04		09/14/04	

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

PHA Name: City of Newport Housing Authority	Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 11) ****Updated Expended Cost Through 06/20/2005****
 Performance and Evaluation Report for Period Ending: 06/30/04 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	81,550.82	78,574.21	78,574.21	78,574.21
4	1410 Administration	23,527.64	23,509.92	23,509.92	23,509.92
5	1411 Audit	600	480	480	480
6	1415 Liquidated Damages				
7	1430 Fees and Costs	38,840	30,078.69	30,078.69	30,078.69
8	1440 Site Acquisition				
9	1450 Site Improvement	58,143	91,157.75	90,213.85	90,213.85
10	1460 Dwelling Structures	164,100	160,399.80	160,399.80	160,399.80
11	1465.1 Dwelling Equipment—Nonexpendable	55,078.55	65,184.97	65,184.97	65,184.97
12	1470 Nondwelling Structures	97,900	35,292	35,292	35,292
13	1475 Nondwelling Equipment	17,786.50	19,209.56	19,209.56	19,209.56
14	1485 Demolition	16,000	0	0	
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	502,943	502,943	502,943.00	502,943.00
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs	36,000	36,151.70	36,151.70	36,151.70

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:		Federal FY of Grant: 2001	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no: 11) **Updated Expended Cost Through 06/20/2005** <input type="checkbox"/> Performance and Evaluation Report for Period Ending: 06/30/04 <input checked="" type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages Newport Housing Authority 2001 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:			Federal FY of Grant: 2001 **Funds Expended Through 06/20//2005**			
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	
HA-Wide	Residential Initiatives Coordinator	1408.1		16,790.44	14,937.11	14,937.11	14,937.11	Completed
“	CFP Administrative Clerk	1408.2		18,800	26,282.20	26,282.20	26,282.20	Completed
“	Security – Police	1408.3		35,960.38	36,151.90	36,151.90	36,151.90	Completed
“	Admin Staff Training	1408.4		5,000	1,203	1,203	1,203	Completed 09/04/03
“	Maint Staff training	1408.5		5,000	0			
“	Executive Director	1410.1		8,527.64	6,454.60	6,454.60	6,454.60	Completed
“	MOD Coordinator/Inspector	1410.2		15,000	15,005.32	15,005.32	15,005.32	Completed
HA-Wide	Officials/Employee Travel Expenses	1410.10		0	1,650	1,650	1,650	Completed
HA-Wide	Publications	1410.12		0	400	400	400	Completed
“	Audit Fee	1411		600	480	480	480	Completed 03/13/03
“	Architect/Engineering	1430.1		38,840	30,078.69	30,078.69	30,078.69	Completed
“	Tree Removals/Trimming	1450		14,143	13,199.00	13,199.10	13,199.10	Completed 02/25/02
AR28-1	Landscape/Improve Drainage	1450		12,000	18,000	18,000	18,000	Completed 02/25/02
HA-Wide	HA Signs Radar Trak	1450		8,000	10,200	10,200	10,200	Completed 03/01/02
AR28-1, 4	Security Fencing	1450		12,000	17,666	17,666	17,666	Completed 02/28/02
AR28-2 CB 2-A	Installation of Top Soil and Grading at Units 1326 & 1330 Hines	1450		0	3,000	3,000	3,000	Completed 10/17/03

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages Newport Housing Authority 2001 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:			Federal FY of Grant: 2001 **Funds Expended Through 06/20//2005**			
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	
AR28-2 CB 2-B	Installation of Sod at Units 1326 & 1330 Hines	1450		0	800	800	800	Completed 10/17/03
AR28-2 CB 2-C	Removal of Concrete Forms, Flower Beds, Garbage Can Racks, and all Demolition Shown on Plans at Units 1203 & 1205 Hines	1450		0	1,000	1,000	1,000	Completed 10/21/03
AR28-2 CB 2-D	Installation of Concrete Steps, Handrail, and Fencing at Units 1203 & 1205 Hines	1450		0	3,500	3,500	3,500	Completed 06/10/04
AR28-2 CB 2-E	Installation of Concrete Retaining Wall at Units 1203 & 1205 Hines	1450		0	4,500	4,500	4,500	Completed 04/13/04
AR28-2 CB 2-F	Installation of Backfill and Site Grading at Units 1203 & 1205 Hines	1450		0	3,000	3,000	3,000	Completed 06/09/04
AR28-2 CB 2-G	Installation of Concrete Swale, Yard Inlet, and all Required Drainage at Units 1203 & 1205 Hines	1450		0	2,800	2,800	2,800	Completed 04/16/04
AR28-2 CB 2-H	Tree Removal (Various) at Site 28-2	1450		0	3,500	3,500	3,500	Completed 08/20/03
AR28-2 CB 2-I	Installation of Sod at Units 1203 & 1205 Hines	1450		0	1,500	1,500	1,500	Completed 06/09/04
AR28-4	Landscape/Improve Drainage	1450		12,000	0			Postponed
AR28-4 CB 4-E	Removal of Speed Bumps at 28-4	1450		0	1,200	1,200	1,200	Completed 08/19/03
AR28-1,2,4	Emergency Repairs Repair Class 2 Gas Leaks	1450			6,348.75	6,348.75	6,348.75	Completed 04/05/03

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages Newport Housing Authority 2001 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001 **Funds Expended Through 06/20//2005**		
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	
AR28-2	Kitchen Renovations	1460	26 U	13,000	0			
AR28-3	Kitchen Renovations	1460	18 U	19,000	0			
AR28-4	Install Security System at 1057 Hout Lane – Police Officer / NHA Security Officer Residence	1460		0	1,095	1,095	1,095	Completed 06/26/03
AR28-4	Replace Roofing Phase 1	1460	12 DU	37,000	87,344.90	87,344.90	87,344.90	Completed 06/27/03
AR28-2	Add Eld Laundry/Storage Room Phase 2	1460	12 U	47,000	0			
AR28-1, 3	Repair Foundation Slab Spallings	1460	95 U	40,000	0			
HA-Wide	Replace Address Numbers	1460	270 U	8,100	0			
AR28-4 CB 4-C	Convert Rear Porches to Utility Rooms at 1160 & 1162 Hout Drive	1460	2 EA	0	12,000	12,000	12,000	Completed 03/19/04
AR28-4 CB 4-H	Installation of Dryer Outlets and Electrical Improvements to 4-Bedroom Units	1460	6 EA	0	9,315	9,315	9,315	Completed 11/03/03
AR28-4 CB 4-I	Installation of Dryer Vents at 4-Bedroom Units	1460	6 EA	0	690	690	690	Completed 11/03/03
AR28-4 CB 4-O	Installation of Dryer Vents in 1-Bedroom Duplex Elderly Unit	1460		0	230	230	230	Completed 09/29/03
AR28-4 CB 4-P	Installation of Dryer Outlet and Related Electrical at 1-Bedroom Duplex Elderly Unit	1460		0	3,220	3,220	3,220	Completed 12/01/03
AR28-4 CB 4-Q	Installation of Dryer Vent at 1-Bedroom Duplex Regular Unit	1460		0	2,300	2,300	2,300	Completed 09/29/03

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages Newport Housing Authority 2001 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001 **Funds Expended Through 06/20//2005**		
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	
AR28-4 CB 4-R	Installation of Dryer Outlet and Related Electrical at 1-Bedroom Duplex Regular Unit	1460		0	13,225	13,225	13,225	Completed 09/29/03
28-4 All	Misc. Dwelling Structure Improvements	1460		0	2,896	2,896	2,896	
AR28-4 CB 4-S	Installation of Dryer Vent at 1-Bedroom Quadruplex Elderly Unit	1460		0	1,840	1,840	1,840	Completed 09/29/03
AR28-4 CB 4-T	Installation of Dryer Outlet and Related Electrical at 1-Bedroom Quadruplex Elderly Unit	1460		0	25,300	25,300	25,300	Completed 12/01/03
AR28-4	Replace Carpet in Elderly/HC Units	1460	1 LS	0	943.90	943.90	943.90	Completed 06/06/05
AR28-1	Replace Water Heaters	1465.1	18 U	5,400	0			
AR28-3	Replace Water Heaters	1465.1	33 U	9,900	0			
AR28-4	Replace Water Heaters	1465.1	40 U	12,000	3,181.97	3,181.97	3,181.97	Completed 06/26/03
AR28-2, 3	Replace Refrigerators	1465.1	23	27,778.55	19,358	19,358	19,358	Completed
AR28-1	Window Air Conditioners Procurement	1465.1	100 EA	0	35,000.00	35,000.00	35,000.00	Completed 06/02/03
AR28-1	Window Air Conditioners Installation	1465.1	97 EA	0	3,500.00	3,500.00	3,500.00	Completed 06/03/03
HA-Wide	Window A/C's & Condensers Clean & Install Mosquito Guard Screen	1465.1	174 EA	0	4,145.00	4,145.00	4,145.00	Completed 05/07/03
AR28-4	Replace Central Office Roof and Soffits	1470		30,000	0			

**Annual Statement/Performance and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part II: Supporting Pages Newport Housing Authority 2001 Capital Fund Program / Rev. 11 / 06-30-2004**

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001 **Funds Expended Through 06/20//2005**		
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	
AR28-4	Enclose/Remodel Central Office Lobby/Entrance	1470		30,000	0			
AR28-4	Add Parking Lot at Central Office/Security Lights	1470		22,900	0			
AR28-4 CB C/O # 7	Enlarge M&M Building at Site 28-4	1470		0	20,000	20,000	20,000	C.O. # 7 Completed 06/24/04
AR28-4 CB 4-D	Installation of Concrete Ramp at M&M Building Parking Area	1470		0	1,000	1,000	1,000	Completed 09/17/03
AR28-4 CB C/O 1	Pour Pads for and Relocate Central Mailboxes at Site 28-4	1470		0	1,000	1,000	1,000	Completed 09/10/03
AR28-4 CB 4-K	Construction of Mechanical Closet at M&M Building for A/C-Heating Unit	1470		0	500	500	500	Completed 06/10/04
AR28-4 CB 4-J	Installation of A/C Unit, Furnace, and Related Duct Work at M&M Building	1470		15,000	5,853	5,853	5,853	C.O. # 7 Completed 06/10/04
AR28-4 CB 4-L	Replacement of Overhead Door at M&M Building	1470		0	1,500	1,500	1,500	Completed 11/07/03
AR28-4 CB 4-M	Installation Exit Signs and Electrical Improvements at M&M Building	1470		0	1,299	1,299	1,299	Completed 06/10/04
AR28-1 CB 1-J	Replacement of Furnace and A/C Unit in M&M Building at 600 Garfield	1470		0	4,140	4,140	4,140	Completed 11/05/03
AR28-4	Upgrade Security System/Central Office Phase 2	1475		4,000	0			

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages Newport Housing Authority 2001 Capital Fund Program / Rev. 11 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P02850101 Replacement Housing Factor Grant No:			Federal FY of Grant: 2001 **Funds Expended Through 06/20//2005**			
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	
AR28-1	Office Computer/HUB/Network/Printer	1475		5,786.50	5,567.06	5,567.06	5,567.06	Completed
AR28-1	Upgrade Central Office Furniture/File Cabinets	1475		3,000	429.00	429.00	429.00	Completed
HA-Wide	Tractor Mower/Ground Cruiser	1475		5,000	13,213.50	13,213.50	13,213.50	Completed 06/04/03
AR28-1 CB 1-C	Demolition of Units 1000 & 1004 Garfield	1485		8,500	0	0		C.O. # 8 Completed 02/19/04
AR28-4 CB 4-F	Demolition of Units 1157 Hout Drive and 1106 State	1485		7,500	0	0		C.O. # 8 Completed 02/19/04
				502,943	502,943	502,943.00	502,943.00	

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

PHA Name: City of Newport Housing Authority	Grant Type and Number Capital Fund Program No: AR37P02850101 Replacement Housing Factor No:	Federal FY of Grant: 2001
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Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA-Wide	12/31/02	06/30/03		06/30/05		06/20/2005	
AR28-1	“	“		“		“	
AR28-2	“	“		“		“	
AR28-3	“	“		“		“	
AR28-4	12/31/02	06/30/03		06/30/05		06/20/2005	

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant:
		Capital Fund Program Grant No: AR37P02850102			2002 ZC
		Replacement Housing Factor Grant No:			
Original Annual Statement Reserve for Disasters/ Emergencies X Revised Annual Statement (revision no: 13)					
X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report					
Funds Obligated and Expended Through 07/27/2005					
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	38,400.00	35,522.82	35,522.82	27,613.09
	Management Improvements Hard Costs				
4	1410 Administration	39,327.82	40,937.98	40,937.98	40,937.98
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages				
7	1430 Fees and Costs	20,000.00	20,000.00	20,000.00	20,000.00
8	1440 Site Acquisition				
9	1450 Site Improvement	85,329.00	83,729.00	83,729.00	83,729.00
10	1460 Dwelling Structures	246,384.32	244,476.34	244,476.34	237,666.35
11	1465 Dwelling Equipment—Nonexpendable	6,741.00	6,741.00	6,741.00	6,741.00
12	1470 Nondwelling Structures	38,728.86	43,503.86	43,503.86	42,432.56
13	1475 Nondwelling Equipment	2,850.00	2,850.00	2,850.00	2,850.00
Annual Statement/Performance and Evaluation Report					

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2002 ZC
	Capital Fund Program Grant No: AR37P02850102	
	Replacement Housing Factor Grant No:	

Original Annual Statement Reserve for Disasters/ Emergencies X Revised Annual Statement (revision no: 13)
X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report

Funds Obligated and Expended Through 07/27/2005

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 — 20)	477,761.00	477,761.00	477,761.00	461,969.98
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security –Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 related to Security—Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2002 ZC			
		Capital Fund Program Grant No:			**Funds Obligated & Expended Through 07/27/2005**			
		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	
AR028-1, 2	Residential Initiatives Coordinator	1408.1		14,600.00	14,356.64	14,356.64	14,356.64	Completed
HA-Wide	CFP Administrative Clerk	1408.2		18,800.00	15,507.18	15,507.18	7,597.45	In Progress
HA-Wide	Security – Police	1408.3		0.00	0.00	0.00		
HA-Wide	Admin Staff Training	1408.4		3,000.00	5,034.00	5,034.00	5,034.00	Completed
HA-Wide	Maintenance Staff Training	1408.5		2,000.00	625.00	625.00	625.00	Completed
HA-Wide	Executive Director	1410.1		14,500.00	14,757.12	14,757.12	14,757.12	Completed
HA-Wide	MOD Coordinator/Inspector	1410.2		24,827.82	26,180.86	26,180.86	26,180.86	Completed
HA-Wide	Audit Fee	1411		0.00	0.00			
HA-Wide	Architect/Engineering	1430.1		20,000.00	20,000.00	20,000.00	20,000.00	Completed 02-23-05
AR028-2	Install Steel Protective Post	1450		15,341.00	15,341.00	15,341.00	15,341.00	Deleted by CO #1 on 12-15-04
PC # C-01								
AR028-2 PC # C-01	Install Steel Protective Post	1450		-15,341.00	-15,341.00	-15,341.00	-15,341.00	Deleted by CO #1 on 12-15-04
HA-Wide PC #A-02	Repair Concrete on Hout Circle & Ashley Drive	1450		11,241.00	11,241.00	11,241.00	11,241.00	C/O #1 12-15-04 Completed 07-26-05

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2002 ZC			
		Capital Fund Program Grant No:			**Funds Obligated & Expended Through 07/27/2005**			
		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	
AR028-1 CB # 1-E	Tree Removal, Tree Trimming, and Stump Removal at Site 28-1	1450		12,000.00	12,000.00	12,000.00	12,000.00	Completed 08/29/03
AR028-1 CB C/O #2	Additional Tree Removal, Etc. at Site 28-1 (Change Order No. 2)	1450		5,000.00	5,000.00	5,000.00	5,000.00	Completed 08/29/03
AR028-3 CB # 3-C	Tree Removal, Tree Trimming, and Stump Removal at Site 28-3	1450		15,000.00	15,000.00	15,000.00	15,000.00	Completed 08/29/03
AR028-1 CB # 1-A	Installation of Sewer Cleanouts	1450		30,000.00	30,000.00	30,000.00	30,000.00	Completed 2/20/04
AR028-4 CB # 4-A	Installation of Sewer Cleanouts	1450		600.00	600.00	600.00	600.00	Completed 2/20/04
AR028-1 CB # 1-D	Removal of Speed Bumps	1450		1,600.00	1,600.00	1,600.00	1,600.00	Completed 2/9/04 Deleted per CO #6
AR028-1 CB # 1-D	Removal of Speed Bumps	1450		0.00	-1,600.00	-1,600.00	-1,600.00	Completed 2/9/04 Deleted per CO #6

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2002 ZC		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 07/27/2005**		
		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	
AR028-1 CB # 1-B	Removal of Garbage Can Racks	1450		0.00	0.00			Deleted by CO # 3 6/23/03
AR028-3 CB # 3-D	Removal of Garbage Can Racks	1450		900.00	900.00	900.00	900.00	Completed 10/20/03
AR028-4 CB # 4-B	Removal of Garbage Can Racks	1450		5,100.00	5,100.00	5,100.00	5,100.00	Completed 08/15/03
AR028-3 CB # 3-B	Removal of Fence and Concrete Anchors	1450		900.00	900.00	900.00	900.00	Completed 10/20/03
AR028-4 CB C/O # 7	Construction of Concrete Patio Area, Including Backfill and Removal of Brick Wall, Flower Bed, and Bench	1450		2,360.00	2,360.00	2,360.00	2,360.00	Completed 2/20/04
AR028-1	Gas Piping Anode Installation	1450	3 EA.	628.00	628.00	628.00	628.00	Completed 12/04/03
HA-Wide PC #A-03	Upgrade Shutoff Valves	1460		100.00	100.00	100.00	100.00	CO #1 12-15-04 Completed 8-20-04
Annual Statement/Performance and Evaluation Report								

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2002 ZC		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 07/27/2005**		
		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	
AR028-1	Replace Wall Heater and Vent Pipes	1460	14 EA.	22,218.00	22,218.00	22,218.00	19,996.20	Started 10-17-04 Completed 7-22-05
PC # B-02								
AR028-1	Renovation of Dwelling Unit	1460		5,428.00	5,428.00	5,428.00	4,885.20	Started 8-5-04 Completed 10-25-04
PC # B-03	220 Calhoun Circle							
AR028-1	Renovation of Dwelling	1460		5,898.00	5,898.00	5,898.00	5,308.20	Started 7-16-04 Completed 10-25-04
PC # B-04	223 Calhoun Circle							
AR028-1	Renovation of Dwelling Unit	1460		6,379.00	6,379.00	6,379.00	5,741.10	Started 7-16-04 Completed 10-25-04
PC # B-05	225 Calhoun Circle							
AR028-1	Renovation of Dwelling Unit	1460		7,252.00	7,252.00	7,252.00	6,526.80	Started 7-20-04 Completed 10-25-04
PC # B-06	228 Calhoun Circle							
AR028-1	Renovation of Dwelling Unit	1460		6,903.00	6,903.00	6,903.00	6,212.70	Started 8-16-04 Completed 10-25-04
PC # B-07	809 Garfield							
AR028-1	Renovation of Dwelling Unit	1460		6,887.00	6,887.00	6,887.00	6,212.07	Started 7-16-04

PC # B-08	908 Garfield							Completed 3-31-05
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Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2002 ZC		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 07/27/2005**		
		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	
AR028-1 PC # B-09	Renovation of Dwelling Unit 912 Garfield	1460		7,421.00	7,421.00	7,421.00	6,693.74	Started 7-16-04 Completed 3-31-05
AR028-1 PC # B-10	Replace Living Room & Dining Room Ceilings at 208 Calhoun Circle	1460	1 EA.	497.00	497.00	497.00	497.00	Started 02-08-05 Completed 02-14-05
AR028-1 PC # B-11	Replace Living Room & Dining Room Ceilings at 113 Ashley Drive	1460	1 EA.	1,025.00	1,025.00	1,025.00	1,025.00	Started 02-09-05 Completed 02-15-05
AR028-16 PC#B-16	Ceiling 141 Ashley Drive	1460		300.00	300.00	300.00	300.00	CO#1 12-15-04
AR028-2 PC # C-05	De-Mold, De-Mildew, Clean and Paint Exterior Siding and Wood Beams	1460	16 Bldgs.	16,928.00	16,928.00	16,928.00	16,928.00	Started 5-16-05
AR028-2 PC # C-05	Delete Painting of 919 & 921 Garfield Due to Burnout - C.O. # 3	1460	1 Bldg.	0.00	-1,058.00	-1,058.00	-1,058.00	Started 5-16-05

AR028-2 PC # C-06	Clean and Repaint Porch Handrail	1460	32 Units	5,920.00	5,920.00	5,920.00	5,920.00	Started 6-8-2005 Completed 7-26-05
AR028-2 PC # C-06	Delete Painting of Porch Handrails at 919 & 912 Garfield - C.O. # 3	1460	2 Units	0.00	-370.00	-370.00	-370.00	Completed 05-27-05

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2002 ZC		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 07/27/2005**		
		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	
AR028-2 PC # C-14	Re-Roof Building	1460	8 Bldgs.	21,584.00	21,584.00	21,584.00	21,584.00	Started 12-20-04
AR028-3 PC # D-09	Re-Roof Building	1460	6 Bldgs.	16,182.00	16,182.00	16,182.00	16,182.00	Started 4-8-05 Completed 5-7-05
AR028-2 & 3 P.E. Line # 13	Stored Materials (Shingles)	1460	1 LS	0.00	0.00	0.00	0.00	PC P.E. # 4,5
AR028-3 PC #D-12	Replace Hose Bibs (10 units)	1460	10 EA.	3,700.00	3,700.00	3,700.00	3,700.00	CO #1 12-15-04

AR028-3 CB#1-F	Replacement of Existing Furnace and Installation of Central A/C Unit in 4-Bedroom Units	1460	4 EA.	40,000.00	40,000.00	40,000.00	40,000.00	Completed 10/17/03
AR028-3 CB#1-G	Replacement of Duct Work and Supply and Return Air Grill in 4-Bedroom Units	1460	4 EA.	4,600.00	4,600.00	4,600.00	4,600.00	Completed 10/17/03
AR028-3 CB#1-H	Removal and Reconstruction and Painting of Hall Ceiling in 4-Bedroom Units	1460	4 EA.	1,600.00	1,600.00	1,600.00	1,600.00	Completed 10/09/03

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2002 ZC		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 07/27/2005**		
		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	
AR028-3 CB CO#5	Installation of New Door on Living Room Side of Furnace/WH Closet in 4-Bedroom Units	1460	4 EA.	1,200.00	1,200.00	1,200.00	1,200.00	C.O. # 5 Started 12/08/03 Completed 6/4/04
AR028-3 CB#1-I	Electrical Improvements to 4-Bedroom Units	1460	4 EA.	5,980.00	5,980.00	5,980.00	5,980.00	Completed 10/15/03
AR028-3 CB#4-G	Installation of Central A/C Unit and Mechanical Improvements to 4-Bedroom Units	1460	6 EA.	15,766.00	15,766.00	15,766.00	15,766.00	Completed 10/17/03
AR028-3	Repair Water Damaged Ceilings	1460	4 EA	800.00	800.00	800.00	800.00	C.O. # 4 Completed 10/17/03

CB CO#4								
AR028-3	Replace Interior Doors Phase 1	1460		390.00	390.00	390.00	390.00	Completed
AR028-4	Replace Rear Wood Exterior Doors	1460	78 EA.	30,498.00	30,498.00	30,498.00	30,498.00	Started 02-02-05 Completed 06-29-05
PC#E-08	With Metal Doors							
AR028-4	Replace Front Wood Exterior Doors	1460	21 EA.	8,211.00	8,211.00	8,211.00	8,211.00	Started 02-02-05 Completed 06-29-05
PC#E-07	With Metal Doors							
AR028-3	Replace Gas Meters	1460	10 EA.	1,221.87	1,221.87	1,221.87	1,221.87	Completed

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2002 ZC			
		Capital Fund Program Grant No:			**Funds Obligated & Expended Through 07/27/2005**			
		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	
AR028-3	Replace Water Heaters	1460	6 EA.	1,495.45	1,015.47	1,015.47	1,015.47	Completed
AR028-3	Replace Refrigerators	1465	12 EA.	4,344.00	4,344.00	4,344.00	4,344.00	Completed
AR028-3	Replace Electrical Ranges	1465	5 EA.	1,175.00	1,175.00	1,175.00	1,175.00	Completed
AR028-3	Replace Electrical Ranges	1465	5 EA.	1,222.00	1,222.00	1,222.00	1,222.00	Completed
AR028-3	Clean and Paint Exterior of Gazebo	1470	1 EA.	635.00	635.00	635.00	571.50	Started 10-4-04 Completed 10-14-04
PC #D-10								

AR028-1 CB#1-K	Replacement of Overhead Door at M&M Building at 600 Garfield	1470	1 EA.	1,500.00	1,500.00	1,500.00	1,500.00	Completed 6/4/04
AR028-3 CB#3-A	Removal of Existing Benches and Installation of Metal Benches at Gazebo	1470	3 EA.	2,000.00	2,000.00	2,000.00	2,000.00	Completed 01/29/04
AR028-4 CB CO#7	Enlarge M&M Building at Site 28-4	1470	1 LS	18,000.00	22,775.00	22,775.00	22,775.00	C.O. # 7 Completed 6/24/04
AR028-3 PC#E-14	Replace Horizontal Furnace at PHA Main Office at 945 HC	1470	1 EA	1,216.00	1,216.00	1,216.00	1,094.40	Completed 9/19/04

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2002 ZC		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 07/27/2005**		
		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	
AR028-3 PC#E-15	Replace Condensing Unit at PHA Main Office at 945 HC	1470	1 EA	1,269.00	1,269.00	1,269.00	1,142.10	Completed 9/19/04
AR028-3 PC#E-12	Replace HA Community Center Horizontal Furnaces	1470	3 EA	3,744.00	3,744.00	3,744.00	3,369.60	Completed 8/14/04
AR028-3 PC#E-13	Replace HA Community Center Condensing Units	1470	3 EA	3,849.00	3,849.00	3,849.00	3,464.10	Completed 8/14/04

AR028-4	Replace HA Community Center Office Area Condenser	1470	1 EA	1,475.00	1,475.00	1,475.00	1,475.00	Completed 05/11/04
AR028-3 PC#E-22	Replace Flat Roof at Front Entrance of 28-4 Main Office	1470	1 EA	4,911.00	4,911.00	4,911.00	4,911.00	Started 5-17-05 Completed 6-15-2005
AR028-4	Procurement of Miscellaneous Electrical Equipment	1470	1 LS	129.86	129.86	129.86	129.86	Completed
AR028-4	Sewer Machine and Accessories	1475		2,850.00	2,850.00	2,850.00	2,850.00	Completed

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2002 Capital Fund Program / Rev. 13/ 06-30-2003

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2002 ZC			
		Capital Fund Program Grant No:			**Funds Obligated & Expended Through 07/27/2005**			
		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	
				477,761.00	477,761.00	477,761.00	461,969.98	

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

PHA Name: City of Newport Housing Authority		Grant Type and Number					Federal FY of Grant: 2002
		Capital Fund Program No: AR37P02850102					
		Replacement Housing Factor No:					
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA-Wide	6/29/2004			6/29/2006			
AR28-1	“			“			
AR28-2	“			“			
AR28-3	“			“			
AR28-4	6/29/2004			6/29/2006			

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant:
		Capital Fund Program Grant No: AR37P02850103			2003-1 ZD
		Replacement Housing Factor Grant No:			
Original Annual Statement Reserve for Disasters/ Emergencies X Revised Annual Statement (revision no: 5) X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report					
Funds Obligated and Expended Through 06/06/2005					
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	19,040.00	16,690.10	16,690.10	1,664.60
	Management Improvements Hard Costs				
4	1410 Administration	6,000.00	6,000.00	6,000.00	4,405.64
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages				

7	1430 Fees and Costs	22,000.00	22,000.00	22,000.00	22,000.00
8	1440 Site Acquisition				
9	1450 Site Improvement	2,857.00	2,857.00	2,857.00	2,571.30
10	1460 Dwelling Structures	236,352.00	237,481.90	237,481.90	199,617.08
11	1465 Dwelling Equipment—Nonexpendable	0.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	84,675.00	85,895.00	85,895.00	64,531.50
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00

Annual Statement/Performance and Evaluation Report

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2003-1 ZD
	Capital Fund Program Grant No: AR37P02850103	
	Replacement Housing Factor Grant No:	

Original Annual Statement Reserve for Disasters/ Emergencies **X Revised Annual Statement (revision no: 5)**

X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report

Funds Obligated and Expended Through 06/06/2005

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 — 20)	370,924.00	370,924.00	370,924.00	294,790.12
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				

24	Amount of line 21 Related to Security –Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 related to Security—Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2003-1 ZD		
			Capital Fund Program Grant No:			**Funds Obligated & Expended Through 06/06/2005**		
			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	
AR028-1, 2	Residential Initiatives Coordinator	1408.1		15,040.00	15,025.50	15,025.50		
HA-Wide	CFP Administrative Clerk	1408.2		0.00	0.00			
HA-Wide	Security – Police	1408.3		0.00	0.00			
HA-Wide	Admin Staff Training	1408.4		2,000.00	1,664.60	1,664.60	1,664.60	Completed
HA-Wide	Maintenance Staff Training	1408.5		2,000.00	0.00			
HA-Wide	Executive Director	1410.1		0.00	0.00			
HA-Wide	MOD Coordinator/Inspector	1410.2		6,000.00	6,000.00	6,000.00	4,405.64	Started 04-25-05
HA-Wide	Audit Fee	1411		0.00	0.00	0.00		

HA-Wide	Architect/Engineering	1430.1		22,000	22,000	22,000	22,000.00	Completed 02-23-05
AR028-2 PC # C-02	Install Concrete Parking Pad at 919 Garfield	1450	1 EA	2,857.00	2,857.00	2,857.00	2,571.30	Started 10-18-04 Completed 10-20-04
AR028-4 PC # E-02	Install Seal Down Manhole Ring and Cover on Existing Manholes	1450	2 EA	3,174.00	3,174.00	3,174.00	3,174.00	Deleted by CO#1 12-15-04
AR-028-4 PC #E-02	Install Seal Down Manhole Ring and Cover on Existing Manholes	1450	2 EA	-3,174.00	-3,174.00	-3,174.00	-3,174.00	Deleted by CO#1 12-15-04

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2003-1 ZD		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 06/06/2005**		
		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	
AR028-1 PC# B-12	Repair Foundation Spalding	1460	49 Bldgs.	41,454.00	41,454.00	41,454.00	37,773.90	Started 8-16-04
AR028-2 PC # C-03	Install Range Hoods	1460	32 EA	5,088.00	5,088.00	5,088.00	4,579.20	Completed 10/05/04
AR028-2 PC # C-04	Replace Hose Bibs	1460	32 Units	11,840.00	11,840.00	11,840.00	10,656.00	Started 8-10-04 Completed 9-28-04
AR028-2 PC # C-07	Install Bathroom Storage Cabinet	1460	32 EA	5,088.00	5,088.00	5,088.00	4,579.20	Started 10-03-04 Completed 10-21-04

AR028-1 PC # C-08	Replace Lavatory Faucet, Valves, and Supply Lines	1460	6 EA	1,266.00	1,266.00	1,266.00	1,139.40	Started 10-03-04 Completed 10-27-04
AR028-2 PC # C-09	Install Handicapped Toilet	1460	29 EA	7,685.00	7,685.00	7,685.00	6,916.50	Started 8-20-04 Completed 10-26-04
AR028-2 PC # C-11	Install Handheld Shower Unit	1460	16 EA	3,376.00	3,376.00	3,376.00	3,038.40	Started 8-20-04 Completed 09-23-04
AR028-2 PC # C-12	Install Tub Diverter and Handheld Shower Unit	1460	16 EA	3,376.00	3,376.00	3,376.00	3,038.40	Started 8-4-04 Completed 9-18-04

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2003-1 ZD			
		Capital Fund Program Grant No:			**Funds Obligated & Expended Through 06/06/2005**			
		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	
AR028-2 PC # C-13	Install Ceramic Tile	1460	16 EA	11,008.00	11,008.00	11,008.00	9,425.60	Started 12-6-04 Completed 5-3-05
AR028-2 PC # C-13	Install Ceramic Tile (Deleted 919 Garfield on C.O. # 2)	1460	1 EA	0.00	-688.00	-688.00	-688.00	Completed 4-27-05
AR028-2 PC # C-13	Install Ceramic Tile (Deleted 301 Calhoun on C.O. # 3)	1460	1 EA	0.00	-688.00	-688.00		
AR028-3 PC # D-02	Install Range Hoods	1460	18 EA	5,238.00	5,238.00	5,238.00	4,714.20	Started 10-04-04 Completed 10-26-04

AR028-3 PC # D-04	De-Mold, De-Mildew, Clean and Paint Exterior Siding and Wood Beams	1460	9 Bldgs.	9,522.00	9,522.00	9,522.00	9,522.00	Started 03-01-05
AR028-3 PC # D-05	Replace Lavatory Faucet, Valves, and Supply Lines	1460	18 EA	3,816.00	3,816.00	3,816.00	3,434.40	Started 10-25-04 Completed 11-08-04
AR028-3 PC # D-07	Install Handheld Shower Unit	1460	18 EA	3,816.00	3,816.00	3,816.00	3,434.40	Started 8-20-04 Completed 10-03-04

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2003-1 ZD
	Capital Fund Program Grant No:	**Funds Obligated & Expended Through 06/06/2005**
	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	
AR028-3 PC #D-11	Repair Counter Top	1460	3 EA.	160.00	160.00	160.00	160.00	CO # 1 Completed 10-20-04 12-15-04
AR028-3 PC #D-12	Replace Hose Bibs	1460	8 EA.	2,960.00	2,960.00	2,960.00	2,960.00	CO # 1 12-15-04
AR028-4 PC # E -03	Install AC Condensing Unit, Coil, and Misc. HVAC Improvements at 1160 & 1162 HD	1460	2 EA	6,454.00	6,454.00	6,454.00	5,808.60	Completed 8/10/04

AR028-4 PC # E-04	Construct Dryer Closet in 3 BR Units	1460	15 EA	11,100.00	11,100.00	11,100.00	10,878.00	Started 12-7-04 Completed 01-19-05
AR028-4 PC # E-05	Install Handheld Shower Unit	1460	29 EA	6,148.00	6,148.00	6,148.00	5,533.20	Started 8-23-04 Completed 9-29-04
AR028-4 PC # E-06	Re-roof Building	1460	6 Bldgs.	20,316.00	20,316.00	20,316.00	18,284.40	Started 11-08-04 Completed 12-16-04
AR028-3 PC # D-13	Additional Roofing (Rubber Lining Installed in 3 Buildings with Dead Valleys - C.O. # 2)	1460	3 Bldgs.	0.00	1,200.00	1,200.00	800.00	Started 4-14-05 Completed 4-22-05

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2003-1 ZD		
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 06/06/2005**		
		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	
AR028-3 PC # D14	Replace Roof Decking (347 SF @ 1.90/SF) C.O # 2	1460	4 Bldgs.	0.00	659.30	659.30	659.30	Started 11-14-04 Completed 11-16-04
AR028-3 PC # D14A	Replace Roof Decking (64 SF @ 1.90/SF) C.O # 3	1460	1 Bldg.	0.00	121.60	121.60		Started ???
AR028-4 PC # E-09	Install Sewer Cleanout	1460	17 Units	3,604.00	3,604.00	3,604.00	3,264.80	Started 12-6-04

AR028-14 PC # E-10	Install New Countertop, Sink, and Cabinets as Shown on Plans	1460	6 Units	17,772.00	17,772.00	17,772.00		
Ar028-4 PC # E23	Install Additional Base Cabinet & Counter Top - Added C.O. # 2	1460	1 Unit	0.00	425.00	425.00		
AR028-3 PC # D-03	Replace Kitchen Sinks, Faucets, and Plumbing	1460	18 EA	5,706.00	5,706.00	5,706.00	5,135.40	Started 9-13-04 Completed 10-20-04
AR028-3 PC # D-08	Install Light & Switch in Utility Rooms	1460	18 EA	3,816.00	3,816.00	3,816.00	3,434.40	Started 11-19-04 Completed 12-6-04
AR028-2 PC # C-10	Replace Window Blinds at Site 28-2	1460	107 EA	19,040.00	19,040.00	19,040.00	17,102.68	Started 09-06-04

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2003-1 ZD			
		Capital Fund Program Grant No:				**Funds Obligated & Expended Through 06/06/2005**			
		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		
AR028-3 PC # D-06	Replace Window Blinds at Site 28-3	1460	148 EA	20,952.00	20,952.00	20,952.00	18,856.80	Started 9-06-04 Completed 9-12-04	
AR028-2 PC # C-16	Replace Living Room and Bedroom Light Fixtures	1460	26 Units	5,486.00	5,486.00	5,486.00	4,937.40	Started 8-4-04 Completed 9-27-04	
AR028-4 PC # E-19	Replace Front Storm Door at 1162 HD	1460	1 EA	265.00	265.00	265.00	238.50	Started 10-13-04 Completed 10-13-04	

AR028-4 PC# E-24	Install Back Door at 1008 State Added on C.O. # 3	1460	1 EA	0.00	100.00	100.00		Started 5-18-05 Completed 5-18-05
AR028-1 PC # B-13	Install Wood Siding on Storage Building, Including Painting	1470	49 EA	51,842.00	51,842.00	51,842.00	41,791.00	Started 11-01-04
AR028-2 PC # C-15	Clean and Paint Exterior of M&M Building and Concrete Block Wall	1470	1 EA	821.00	821.00	821.00	821.00	
AR028-4	Upgrade Security System at M&M Bldg	1470	LS	1,000.00	640.00	640.00	640.00	Completed 6/21/04
AR028-14 PC # E-20	Re-Roof PHA Office and Install New Ridge Vent and Re-Vent Water Heater	1470	LS	3,959.00	3,959.00	3,959.00		

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2003-1 ZD
	Capital Fund Program Grant No:	**Funds Obligated & Expended Through 06/06/2005**
	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	
AR028-4 PC # E-21	Re-Roof Shearer Senior Center and Install New Ridge Vent	1470	LS	6,498.00	6,498.00	6,498.00		
AR028-4 PC # E-26	Install Additional Concrete at Shearer Center Entrance - Added on C.O. # 3	1470	LS	0.00	800.00	800.00		

AR028-4 PC # E-16	Replace Hose Bibs at PHA Office	1470	2 EA	370.00	370.00	370.00	333.00	Completed 7-28-04
AR028-4	Install Additional Rain Gutters at Newport Senior Center	1470	160 LF	0.00	480.00	480.00	480.00	Completed 3-28-05
AR028-4	Install Additional Fluorescent Lighting at Newport Senior Center	1470	3 EA.	0.00	300.00	300.00	300.00	Completed 3-25-05
AR028-4 PC # E-17	Replace Hose Bibs at Shearer Senior Center	1470	1 EA	185.00	185.00	185.00	166.50	Completed 7-28-04
AR028-4 CB Contract	Shear Senior Center Epansion Project	1470	LS	7,300.00	7,300.00	7,300.00	7,300.00	Completed 11-30-04

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages Newport Housing Authority 2003-1 Capital Fund Program / Rev. 5 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2003-1 ZD			
		Capital Fund Program Grant No:			**Funds Obligated & Expended Through 06/06/2005**			
		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	
AR028-4 Providence	Renovate and Enlarge Community Center Computer Lab	1470	LS	12,700.00	12,700.00	12,700.00	12,700.00	Completed 10/29/2004
				370,924.00	370,924.00	370,924.00	294,790.12	

Annual Statement/Performance and Evaluation Report							
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)							
Part III: Implementation Schedule							
PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2003-1 ZD	
		Capital Fund Program No: AR37P02850103					
		Replacement Housing Factor No:					
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA-Wide	9/16/2005			9/16/2007			
AR28-1	“			“			
AR28-2	“			“			
AR28-3	“			“			
AR28-4	9/16/2005			9/16/2007			

Annual Statement/Performance and Evaluation Report

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2003-2 Z3
	Capital Fund Program Grant No: AR37P02850203	
	Replacement Housing Factor Grant No: 2	

Original Annual Statement Reserve for Disasters/ Emergencies X Revised Annual Statement (revision no: 2)
 X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report

Funds Obligated and Expended Through 05/20/2005

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	0.00	0.00	0.00	0.00
	Management Improvements Hard Costs	0.00	0.00	0.00	0.00
4	1410 Administration	0.00	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	709.00	709.00	709.00	709.00
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	75,731.00	75,731.00	75,731.00	55,596.11
10	1460 Dwelling Structures	1,904.00	1,904.00	1,904.00	0.00
11	1465 Dwelling Equipment—Nonexpendable	0.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00
14	1485 Demolition				

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant:
		Capital Fund Program Grant No: AR37P02850203			2003-2 Z3
		Replacement Housing Factor Grant No: 2			
Original Annual Statement Reserve for Disasters/ Emergencies X Revised Annual Statement (revision no: 2)					
X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report					
Funds Obligated and Expended Through 05/20/2005					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 — 20)	78,344.00	78,344.00	78,344.00	56,305.11
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security –Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 related to Security—Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2003-2 Capital Fund Program / Rev. 2 / 06-30-2004								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2003-2 Z3		
			CFP Grant No: AR37P02850203					
			Replacement Housing Factor Grant No: 2			**Funds Obligated through 05/20/2005**		
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	
Name/HA-Wide Activities								
HA-Wide	Residential Initiatives Coordinator	1408.1		0.00	0.00			
“	Housing Specialist	1408.2		0.00	0.00			
“	Security – Police	1408.3		0.00	0.00			
“	Admin Staff Training	1408.4		0.00	0.00			
“	Maint Staff Training	1408.5		0.00	0.00			
“	Executive Director	1410.1		0.00	0.00			
“	MOD Coordinator/Inspector	1410.2		0.00	0.00			
“	Architect/Engineering Fees	1430.1		709.00	709.00	709.00	709.00	Completed 02-23-05
HA-Wide	Site Improvement – Repair Damaged Sidewalks, Curbs and Streets	1450		36,441.00	36,441.00	36,441.00	30063.83	started 7-22-04
PC # A-01								
AR028-1	Drainage Improvements at	1450		12,696.00	12,696.00	12,696.00	1,269.60	Started 03-02-05
PC # B-14	Intersection of Garfield and Ashley							
AR028-3	Install Drainage Pipe and Miscellaneous	1450		15,658.00	15,658.00	15,658.00	14092.2	Started 11-08-04
PC # D-01	Drainage Improvements at Webster St.							

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages Newport Housing Authority 2003-2 Capital Fund Program / Rev. 2 / 06-30-2004

PHA Name: City of Newport Housing Authority		Grant Type and Number			Federal FY of Grant: 2003-2 Z3			
		CFP Grant No: AR37P02850203						
		Replacement Housing Factor Grant No: 2			**Funds Obligated through 05/20/2005**			
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	
Name/HA-Wide Activities								
AR028-4 PC # E-18	Misc. Drainage Improvements at 902 and 904 State	1450		10,936.00	10,936.00	10,936.00	10170.48	Started 09-28-04
AR028-4 PC # E-11	Raise Front Porch at 977 Hout Drive	1460		1,904.00	1,904.00	1,904.00		
				78,344.00	78,344.00	78,344.00	56,305.11	

Annual Statement/Performance and Evaluation Report

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2004 ZE
	Capital Fund Program Grant No: AR37P02850104	
	Replacement Housing Factor Grant No:	

Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 4)

Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report

XX Funds Obligated and Expended through 06/06/2005

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	74,184.80	86,807.40	77,521.56	714.16
	Management Improvements Hard Costs				
4	1410 Administration	37,092.40	43,403.70	43,403.70	2,607.50
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages				
7	1430 Fees and Costs	25,000.00	32,000.00	32,000.00	2,088.80
8	1440 Site Acquisition				
9	1450 Site Improvement	107,450.00	96,425.90	1,402.50	1,402.50
10	1460 Dwelling Structures	54,500.00	85,135.00	22,907.34	13,438.34
11	1465 Dwelling Equipment—Nonexpendable	33,000.00	30,000.00	10,899.92	10,899.92
12	1470 Nondwelling Structures	0.00	5,275.00	375.00	375.00
13	1475 Nondwelling Equipment	49,696.80	55,000.00	8,954.19	8,954.19

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2004 ZE
	Capital Fund Program Grant No: AR37P02850104	
	Replacement Housing Factor Grant No:	

X Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 4)
X Performance and Evaluation Report for Period Ending: 06/30/04 Final Performance and Evaluation Report

XX Funds Obligated and Expended through 06/06/2005

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 — 20)	380,924.00	434,047.00	197,464.21	40,480.41
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security –Soft Costs	24,764.40	24,764.40	24,764.40	0.00
25	Amount of Line 21 related to Security—Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2004 Capital Fund Program / Rev. 4 / 06-30-2004								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2004 ZE		
			Capital Fund Program Grant No:			** Funds Obligated & Expended Through		
			Replacement Housing Factor Grant No:			06/06/2005		
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	
AR028-1, 2	Residential Initiatives Coordinator	1408.1		18,000.00	18,000.00	18,000.00	0.00	
HA-Wide	CFP Administrative Clerk	1408.2		25,420.40	34,043.00	34,043.00	0.00	
HA-Wide	Security – Police	1408.3		24,764.40	24,764.40	24,764.40	0.00	
HA-Wide	Admin Staff Training	1408.4		3,000.00	5,000.00	714.16	714.16	Started 03-31-05
HA-Wide	Maintenance Staff Training	1408.5		3,000.00	5,000.00	0.00	0.00	
HA-Wide	Executive Director	1410.1		10,092.40	13,403.70	13,403.70	2,607.50	
HA-Wide	MOD Coordinator/Inspector	1410.2		27,000.00	30,000.00	30,000.00	0.00	
HA-Wide	Audit Fee	1411		0.00	0.00	0.00	0.00	
HA-Wide	Architect/Engineering	1430.1		25,000.00	31,490.00	31,490.00	1,578.80	In Progress
HA-Wide	Consultant Fees	1430.2		0.00	510.00	510.00	510.00	In Progress
AR028-All	Remove & Prune Trees	1450		30,000.00	43,425.90	1,075.00	1,075.00	Started 10-11-04
AR028-1	Install Steel Security Fence (670 LF)	1450		50,250.00	0.00	0.00	0.00	
AR028-1	Replace Damaged Water Shut-off Covers	1450		3,000.00	3,000.00	0.00	0.00	
AR028-4	Replace Water Shut-off Valve Risers	1450		24,200.00	25,000.00	327.50	327.50	
AR028-All	Replace Sidewalks, Curbs, & Streets	1450		0.00	25,000.00	0.00	0.00	

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2004 Capital Fund Program / Rev. 4 / 06-30-2004								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2004 ZE		
			Capital Fund Program Grant No:			** Funds Obligated & Expended Through		
			Replacement Housing Factor Grant No:			06/06/2005		
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	
AR028-1 PC#B-15	Repair Valve Garfield Street	1460		0.00	100.00	100.00	100.00	CO #1 Started 10-14-04 Completed 10-14-04
AR028-2 PC #C-17	Toilet Flanges Hines Street	1460	5 EA.	0.00	400.00	400.00	400.00	CO #1 Started 8-20-04 Completed 10-26-04
AR028-3	Install Handicap Toilets	1460	18 EA	0.00	5,400.00	0.00	0.00	
AR028-4	Termite Treatment at 2 BR Backporches	1460	42 EA	0.00	3,360.00	3,360.00	3,360.00	Completed 07-07-04
AR028-1&4	Replace/Repair Window A/C Units	1460		8,000.00	8,000.00	0.00	0.00	
AR028-2&3	Replace/Repair Central HVAC Units	1460		8,000.00	8,000.00	430.40	430.40	
AR028-All	Replace Water Heaters	1460		8,000.00	8,000.00	3,818.95	3,818.95	Started 10-05-04
AR028-All	Replace Interior Doors	1460		8,000.00	6,379.97	0.00	0.00	
AR028-4	Replace Carpet in Elderly/HC Units	1460		0.00	1,276.03	332.13	332.13	Started 06-06-05
AR028-3 PC # D-15	Replace Shingles on 834 & 836 Garfield Added per C.O. # 3	1460	1 Bldg.	0.00	2,697.00	2,697.00		

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2004 Capital Fund Program / Rev. 4 / 06-30-2004								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2004 ZE		
			Capital Fund Program Grant No:			** Funds Obligated & Expended Through		
			Replacement Housing Factor Grant No:			06/06/2005		
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	
AR028-4 PC # E-25	Replace Shingles on 1146,1148,1150,&1152 Hout Circle - Added per C.O. # 3	1460	2 Bldgs.	0.00	6,772.00	6,772.00		
AR028-All	Repair Sagging Ceilings	1460		10,000.00	0.00	0.00	0.00	
AR028-1&4	Clean Window A/C Units	1460		0.00	5,500.00	0.00	0.00	
AR028-All	Clean A/C Condensing Units	1460		0.00	2,000.00	0.00	0.00	
AR028-1&4	Replace Window Blinds	1460		10,000.00	10,000.00	4,430.00	4,430.00	Started 3-08-05
AR028-1&4	Replace/Repair Range Hoods	1460		2,500.00	2,500.00	566.86	566.86	Started 9-21-04
AR028-4	Replace Kitchen Light Fixtures	1460	118 EA	0.00	14,750.00	0.00	0.00	
AR028-All	Replace/Repair Refrigerators	1465		20,000.00	20,000.00	8,687.38	8,687.38	Started 10-21-04
AR028-2,3,&4	Replace/Repair Electric Ranges	1465		5,000.00	5,000.00	732.40	732.40	Started 11-08-04
AR028-1&4	Replace/Repair Gas Ranges	1465		8,000.00	5,000.00	1,480.14	1,480.14	Started 11-08-04
AR028-4	Upgrade Community Ctr. Security System	1470	1 LS	0.00	375.00	375.00	375.00	Completed 03-28-05
AR028-1	Replace Hose Bibs at 600 Garfield	1470	2 EA	0.00	400.00	0.00	0.00	
AR028-4	Install Security Screens at 945 HC	1470	18 EA	0.00	4,500.00	0.00	0.00	

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2004 Capital Fund Program / Rev. 4 / 06-30-2004								
PHA Name: City of Newport Housing Authority		Grant Type and Number				Federal FY of Grant: 2004 ZE		
		Capital Fund Program Grant No:				** Funds Obligated & Expended Through		
		Replacement Housing Factor Grant No:				06/06/2005		
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	
AR028-All	Procure Maintenance Truck & Acc.	1475	1 EA	23,000.00	25,000.00	0.00	0.00	
AR028-All	Landscaping Equipment Parts & Repair	1475		5,000.00	5,000.00	2,994.67	2,994.67	Started 11-02-04
AR028-All	Procure Office Computers, Equip., & Furn.	1475		21,696.80	25,000.00	5,959.52	5,959.52	Started 03-01-05
				380,924.00	434,047.00	197,464.21	40,480.41	

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

PHA Name: City of Newport Housing Authority		Grant Type and Number					Federal FY of Grant: 2004 ZE
		Capital Fund Program No: AR37P02850104					
		Replacement Housing Factor No:					
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA-Wide	9/14/2006			9/14/2008			
AR28-1	“			“			
AR28-2	“			“			
AR28-3	“			“			
AR28-4	9/14/2006			9/14/2008			

Annual Statement/Performance and Evaluation Report

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2005 ZF
	Capital Fund Program Grant No: AR37P02850105	
	Replacement Housing Factor Grant No:	

Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 0)

Performance and Evaluation Report for Period Ending: 06/30/05 Final Performance and Evaluation Report

XX Funds Obligated and Expended through

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	86,807.40	0.00	0.00	0.00
	Management Improvements Hard Costs				
4	1410 Administration	43,403.70	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages				
7	1430 Fees and Costs	30,550.00	0.00	0.00	0.00
8	1440 Site Acquisition				
9	1450 Site Improvement	105,000.00	0.00	0.00	0.00
10	1460 Dwelling Structures	107,534.90	0.00	0.00	0.00
11	1465 Dwelling Equipment—Nonexpendable	20,000.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	1,500.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	42,000.00	0.00	0.00	0.00
14	1485 Demolition				

Annual Statement/Performance and Evaluation Report

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

PHA Name: City of Newport Housing Authority	Grant Type and Number	Federal FY of Grant: 2005 ZF
	Capital Fund Program Grant No: AR37P02850105	
	Replacement Housing Factor Grant No:	

Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 0)

Performance and Evaluation Report for Period Ending: 06/30/05 Final Performance and Evaluation Report

XX Funds Obligated and Expended through

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 — 20)	436,796.00	0.00	0.00	0.00
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security –Soft Costs	24,764.40	0.00	0.00	0.00
25	Amount of Line 21 related to Security—Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2005 Capital Fund Program / Rev. 0 / 06-30-2005								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2005 ZF		
			Capital Fund Program Grant No: AR37P02850105			** Funds Obligated & Expended Through		
			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	
AR028-1, 2	Residential Initiatives Coordinator	1408.1		18,000.00	0.00	0.00	0.00	
HA-Wide	CFP Administrative Clerk	1408.2		34,043.00	0.00	0.00	0.00	
HA-Wide	Security – Police	1408.3		24,764.40	0.00	0.00	0.00	
HA-Wide	Admin Staff Training	1408.4		5,000.00	0.00	0.00	0.00	
HA-Wide	Maintenance Staff Training	1408.5		5,000.00	0.00	0.00	0.00	
HA-Wide	Executive Director	1410.1		13,403.70	0.00	0.00	0.00	
HA-Wide	MOD Coordinator/Inspector	1410.2		30,000.00	0.00	0.00	0.00	
HA-Wide	Audit Fee	1411		0.00	0.00	0.00	0.00	
HA-Wide	Architect/Engineering	1430.1		30,000.00	0.00	0.00	0.00	
HA-Wide	Consultant Fees	1430.2		550.00	0.00	0.00	0.00	
AR028-All	Remove & Prune Trees	1450		10,000.00	0.00	0.00	0.00	
AR028-1	Install Steel Security Fence (670 LF)	1450		55,000.00	0.00	0.00	0.00	
AR028-All	Replace Sidewalks, Curbs, & Streets	1450		40,000.00	0.00	0.00	0.00	
AR028-3	Replace Toilet Flanges Garfield Street	1460		500.00	0.00	0.00	0.00	
AR028-All	Replace Water Heaters	1460		8,000.00	0.00	0.00	0.00	

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages Newport Housing Authority 2005 Capital Fund Program / Rev. 0 / 06-30-2005								
PHA Name: City of Newport Housing Authority			Grant Type and Number			Federal FY of Grant: 2005 ZF		
			Capital Fund Program Grant No: AR37P02850105			** Funds Obligated & Expended Through		
			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	
AR028-4	Replace Carpet in Elderly/HC Units	1460		5,000.00	0.00	0.00	0.00	
AR028-All	Repair Sagging Ceilings	1460		10,000.00	0.00	0.00	0.00	
AR028-1&4	Replace Window Blinds	1460		25,034.90	0.00	0.00	0.00	
AR028-4	Replace Storage Room Doors	1460	118 EA	59,000.00	0.00	0.00	0.00	
AR028-All	Replace/Repair Refrigerators	1465		20,000.00	0.00	0.00	0.00	
AR028-2	Clean/Paint M&M Building	1470		1,500.00	0.00	0.00	0.00	
AR028-All	Procure Maintenance Truck & Acc.	1475	1 EA	27,000.00	0.00	0.00	0.00	
AR028-All	Landscaping Equipment Parts & Repair	1475		15,000.00	0.00	0.00	0.00	
				436,796.00	0.00	0.00	0.00	

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

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

Optional 5-Year Action Plan Tables				
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development	
AR028-All	PHA Wide	266	10%	
Description of Needed Physical Improvements or Management Improvements			Estimated Cost	Planned Start Date (HA Fiscal Year)
1408.4	Administrative Staff Training	15,000	07/2005	
1408.5	Maintenance Staff Training	5,000	07/2005	
1450	Site Improvement –Repair Damaged Sidewalks, Curbs & Streets	60,000	07/2005	
1450	Site Improvement – Remove and Prune Trees	40,000	07/2005	
1450	Paint Security Fences	10,000	07/2006	
1475	Replace 1993 Maintenance Service Truck	20,000	08/2005	
1475	Replace 1996 Maintenance Service Truck	20,000	07/2006	
1475	Replace 3 Each Office Computers and Printers	12,000	08/2005	
Total estimated cost over next 5 years			182,000	

The completion of the improvements listed above is contingent upon the actual contractor bid estimate received to complete the work and the funds available. Improvements for which funds are insufficient will be postponed until a later fiscal year.

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
AR028-01	White River Apartments	4	5%
Description of Needed Physical Improvements or Management Improvements			Estimated Cost
			Planned Start Date (HA Fiscal Year)
1450	Replace Chain Link Fence with Steel Security Fence Behind 900 Garfield and Between Garfield and Calhoun Circle (670 LF)	57,000	07/2005
1450	Install Isolation Valves on Ashley/Lacy Drive Water System	10,500	07/2005
1450	Landscaping on East Side of Ashley Drive	5,000	07/2006
1450	Replace Damaged Road Signs	2,500	07/2005
1450	Install New Playground Equipment	15,000	07/2006
1460	Replace Interior Doors	20,000	07/2006
1460	Replace Kitchen Faucets	15,000	07/2006
1460	Replace Lavatory Faucets	10,000	07/2006
1460	Replace Medicine Cabinets	10,000	07/2007
1460	Replace Front Screen Doors and Brick Molding	25,000	07/2007
1460	Replace Bathtub Drain Assemblies	20,000	07/2007
1460	Replace Mail Boxes	12,000	07/2005
1460	Replace Window Blinds	50,000	07/2006
1460	Replace Interior Doors	50,000	07/2007
1460	Replace Water Heaters	25,000	07/2005
1460	Replace Range Vent Hoods	10,000	07/2005
1460	Clean Window A/C Units	5,500	10/2005
1460	Replace Outside Hose Bibs	20,000	07/2007
1460	Replace Shingles on Roofs	35,000	07/2005
1465	Replace Refrigerators	10,000	07/2005
1470	Replace Storage Room Doors	60,000	07/2008
Total estimated cost over next 5 years			467,500

The completion of the improvements listed above is contingent upon the actual contractor bid estimate received to complete the work and the funds available. Improvements for which funds are insufficient will be postponed until a later fiscal year.

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
AR028-02	Hillside Homes	3	9%
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)
1450	Replace Clothes Lines and Eye Bolts	4,500	07/2005
1460	Replace Mail Boxes	3,600	07/2005
1460	Replace Shower Curtain Rod & Brackets	1,500	07/2006
1460	Replace Shingles on Roofs	5,000	07/2006
1460	Replace Flat Roofs with Pitched Roofs at 4 Buildings	120,000	07/2007
1460	Replace Interior Circuit Panel	9,000	07/2007
1460	Replace Water Heaters	11,000	07/2006
1460	Remove & Replace Deteriorated Gutters	6,000	07/2006
1460	Clean A/C Condensing Units	1,500	07/2005
1465	Replace Refrigerators	4,000	07/2005
1470	Clean and Paint Exterior and Brick Wall at M&M Building	1,500	07/2005
1470	Clean and Paint Handrail Behind 1316/1318 Hines	450	07/2006
Total estimated cost over next 5 years		168,050	

The completion of the improvements listed above is contingent upon the actual contractor bid estimate received to complete the work and the funds available. Improvements for which funds are insufficient will be postponed until a later fiscal year.

Optional 5-Year Action Plan Tables				
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development	
AR028-03	Newport Housing Authority	1	5%	
Description of Needed Physical Improvements or Management Improvements			Estimated Cost	Planned Start Date (HA Fiscal Year)
1460	Install Handicap Toilets, Supply Lines, and Stop Valves	5,400	07/2005	
1460	Replace Shingles on Roofs	8,000	07/2008	
1460	Replace Back Doors at 17 Units	8,500	07/2006	
1460	Replace Mail Boxes	2,160	07/2005	
1460	Replace Shower Curtain Rod & Brackets	900	07/2005	
1460	Clean A/C Condensing Units	900	07/2005	
1460	Replace Clothes Lines and Eye Bolts	2,700	07/2005	
1460	Remove & Replace Deteriorated Gutters	3,600	07/2006	
1460	Replace Water Heaters	4,000	07/2005	
1465	Replace Refrigerators	4,000	07/2005	
Total estimated cost over next 5 years			40,160	

The completion of the improvements listed above is contingent upon the actual contractor bid estimate received to complete the work and the funds available. Improvements for which funds are insufficient will be postponed until a later fiscal year.

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
AR028-04	Newport Housing Authority	19	16%
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)
1450	Replace Water Shut Off Risers	20,000	07/2005
1450	Install Steel Security Fence From 1134 HC to 1808 D (380 LF)	32,300	07/2006
1450	Clean and Paint Existing Steel Security Fence	5,000	07/2006
1450	Replace Clothes Lines & Eye Bolts	4,000	07/2005
1460	Replace Kitchen Lights & Repair Sheetrock Around Light	17,700	07/2005
1460	Replace Shower Curtain Rod & Brackets in Elderly Apartments	1,500	07/2005
1460	Clean Window A/C Units	6,600	07/2005
1460	Clean A/C Condensing Units	600	07/2005
1460	Replace Shingles on Roofs	112,000	07/2006
1460	Replace 118 Storage Room Doors with Metal Doors	59,000	07/2005
1460	Replace 40 Each Exterior Wood Back Doors with Metal Doors	20,000	07/2006
1460	Replace Front Screen Doors	25,000	07/2007
1460	Replace Dwelling Unit Interior Doors	50,000	07/2005
1460	Replace Range Vent Hoods	12,500	07/2005
1460	Replace Water Heaters	16,000	07/2005
1460	Replace Window Blinds	20,000	07/2005
1465	Replace Refrigerators	10,000	07/2005
1470	Install Stainless Steel Security Screens at Main Office	5,400	07/2005
Total estimated cost over next 5 years		417,600	

The completion of the improvements listed above is contingent upon the actual contractor bid estimate received to complete the work and the funds available. Improvements for which funds are insufficient will be postponed until a later fiscal year.