

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

Whiteside County Housing Authority PHA Plan

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: WHITESIDE COUNTY HOUSING AUTHORITY

PHA Number: IL032

PHA Fiscal Year Beginning: (mm/yyyy) 04/2005

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 - 2009

[24 CFR Part 903.5]

A. Mission

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

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here)
The mission of the Whiteside County Housing Authority is to provide and Maintain safe affordable housing for low and middle-income families, in a cost effective manner, without discrimination. The Whiteside County Housing Authority will establish partnerships with other organizations to provide supportive services and housing opportunities, in an efficient manner, for the residents we serve.

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, manage, or build units or developments with amenities for the handicapped/disabled by 9/2006.
 - Other (list below)
- PHA Goal: Improve the quality of assisted housing
Objectives:
- Improve public housing management: (PHAS score) 6/2007
 - Improve voucher management: (SEMAP score)
 - Increase customer satisfaction: have staff attend in-house and other customer service training 10/2007
 - 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:
- Continue to designate developments or buildings for particular resident groups (elderly, persons with disabilities) - Garden Homes and Civic Plaza I developments as elderly only housing- 140 units.
- 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)

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.

The Whiteside County Housing Authority has prepared this agency plan in compliance with Section 511 of the Quality Housing & Work Responsibility Act (QHWRA) of 1998 and used the U. S. Department of Housing & Urban Development's template; as required. The Annual Plan is consistent with the State of Illinois Consolidated Plan.

The Whiteside County Housing Authority has adopted a mission statement and continues to establish partnerships with other organizations to provide supportive services and additional housing opportunities, in an efficient creative manner for the residents we serve.

The Five-Year Plan is based on the premise that if the housing authority accomplishes the goals that have been established; then the Housing authority's mission will also be achieved.

In summary, the Whiteside County Housing Authority board of commissioners, residents, resident advisory board, housing authority employee's and the general public have had the opportunity to review the policies, budgets, long and short-term goals; and have provided their input in the completion of this Five-Year Plan. The end result is contained herein.

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.

Table of Contents

	<u>Page #</u>
Annual Plan	
i. Executive Summary	6
ii. Table of Contents	7
1. Housing Needs	11
2. Financial Resources	18
3. Policies on Eligibility, Selection and Admissions	18
4. Rent Determination Policies	28
5. Operations and Management Policies	32
6. Grievance Procedures	34
7. Capital Improvement Needs	35
8. Demolition and Disposition	37
9. Designation of Housing	38
10. Conversions of Public Housing	39
11. Homeownership	40
12. Community Service Programs	41
13. Crime and Safety	44
14. Pets (Inactive for January 1 PHAs)	47
15. Civil Rights Certifications (included with PHA Plan Certifications)	47
16. Audit	47
17. Asset Management	48
18. Other Information	48

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
- A. FY 2005 Capital Fund Program Annual Statement
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- B. FY 2005-2009 Capital Fund Program 5 Year Action Plan
- C. Community Service Policy
- Public Housing Drug Elimination Program (PHDEP) Plan
- D. Pet Policy

- E. WCHA Board members and Resident Advisory Board members
- F. WCHA Management Organization Chart
- G. List of other projects managed and the definition of “substantial deviation”
- H. Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- I. P & E 501-02
- J. P & E 501-03
- K. P & E 501-04
- X L. P& E 502-03

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
N/A	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input 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
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
X	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

List of Supporting Documents Available for Review

Applicable & On Display	Supporting Document	Applicable Plan Component
N/A	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing	Annual Plan: Capital Needs
N/A	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
X	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
N/A	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
N/A	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
N/A	Policies governing any Section 8 Homeownership program <input type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
N/A	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
N/A	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
N/A	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
N/A	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
N/A	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
X	Public Housing Dwelling Lease	Annual Plan: Lease

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	1056	5	3	4	1	3	4
Income >30% but <=50% of AMI	1101	5	3	4	1	3	4
Income >50% but <80% of AMI	1601	5	3	4	2	3	4
Elderly							
Families with Disabilities							
Race/Ethnicity							
Race/Ethnicity							
Race/Ethnicity							
Race/Ethnicity							

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	49		129
Extremely low income <=30% AMI	12	25	
Very low income (>30% but <=50% AMI)	11	23	
Low income (>50% but <80% AMI)	26	53	
Families with children	21	43	
Elderly families	5	10	
Families with Disabilities	1	2	
Race/ethnicity/white	38	78	
Race/ethnicity/black	2	4	
Race/ethnicity/Indian	0	0	
Race/ethnicity/asian	1	2	

Housing Needs of Families on the Waiting List			
Characteristics by Bedroom Size (Public Hsing Only)			
1BR	29	15	
2 BR	11	23	
3 BR	6	13	
4 BR	3	7	
5 BR	0	0	
5+ BR	0	0	
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

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 checked="" type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	157		200
Extremely low income <=30% AMI	129	82	

Housing Needs of Families on the Waiting List

Very low income (>30% but <=50% AMI)	26	17	
Low income (>50% but <80% AMI)	2	1	
Families with children	100	64	
Elderly families	8	5	
Families with Disabilities	5	3	
Race/ethnicity/white	146	93	
Race/ethnicity/black	9	6	
Race/ethnicity/indian	2	1	
Race/ethnicity/asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
1BR			
2 BR			
3 BR			
4 BR			
5 BR			
5+ BR			
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes If yes: How long has it been closed (# of months)? 10 (February 27, 2004) Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input checked="" 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 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	499,692	
b) Public Housing Capital Fund	589,772	
c) HOPE VI Revitalization	N/A	
d) HOPE VI Demolition	N/A	
e) Annual Contributions for Section 8 Tenant-Based (Housing Choice Voucher as of 12/31/04)	766,830	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	N/A	
g) Resident Opportunity and Self-Sufficiency Grants	N/A	
h) Community Development Block Grant	N/A	
i) HOME		
Other Federal Grants (list below)		
Section 8 New Construction (HAPS)	1,035,564	
Admin. Fees:		
Sterling Towers & C.P II –Admin	45,650	PHA Operations
Voucher Admin fees	60,051	PHA Operations
2. Prior Year Federal Grants (unobligated funds only) (list below)		
Capital Fund 501-03	22,782	Capital Improvements
		Capital Improvements
		Capital Improvements
3. Public Housing Dwelling Rental Income		
Dwelling Rental	599,720	PHA Operations

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
4. Other income (list below)		
Interest income	13,060	PHA Operations
Miscellaneous income	73,750	PHA Operations
Excess Utilities	12,800	PHA Operations
Non-Dwelling rental	1,200	PHA Operations
4. Non-federal sources (list below)		
House	4,800	PHA Operations
Duplex	7,200	PHA Operations
Tax Credit: Ster-Lynn Estates	15,000	PHA Operations
Whispering Winds	4,800	PHA Operations
Cedar Woods Aptmts.	9,600	PHA Operations
Total resources	3,762,271	

NOTE: the Whiteside County Housing Authority reserves the right to change this financial information at a later date; to provide more current information.

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 a family is listed as at least fifth on the waiting list their application will then be verified for admission to public housing.
- When families are within a certain time of being offered a unit: (state time)
- Other: (describe)

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/County 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- family(Coloma Homes) elderly(Garden Homes & Civic Plaza I)
- 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?

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 –health or safety-see ACOP (first)
- Overhoused
- Underhoused
- Medical justification
- Administrative reasons/for accessible features in the unit for the family or PHA modernization work) (second)
- Resident choice: (state circumstances below)
- Other: Regular administrative transfers to correct occupancy standards or as medically advised by a physician.

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.

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 the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Relationship of preferences to income targeting requirements:

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

(5) Occupancy

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

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

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-within 15 days of the change.
- 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:
- 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)

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:

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)
Upon landlord's request the housing authority may provide a landlord with a prospective resident's previous or current landlord's name and address.

(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:

If an applicant completes and returns their Landlord Search Log, prior to their initial 60 days; then the applicant is allowed up to two 30 day extensions.

(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.

1 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)
Within 14 days of any income or family composition change

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)

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)
See Administrative Plan for the policy.

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:

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	265	85
Section 8 Vouchers	285	100
Section 8 Certificates		
Section 8 Mod Rehab	N/A	N/A
Special Purpose Section 8 Certificates/Vouchers (list individually)	N/A	N/A
Public Housing Drug Elimination Program (PHDEP)	N/A	N/A
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)-policies
 Admissions & Continued Occupancy, Blood Borne Pathogens,
 Cable TV, Capitalization, Check Signing Authorization,
 Community Service, Community Space, Criminal Activity,
 Criminal Records Management, Disposition, Domestic Abuse,

Drug-Free Workplace, Emergency-Natural Disaster, Ethics, Equal Housing Opportunity, Funds Transfer, Good Housekeeping, Hazardous Materials, Health Care Provider, Investment, Key Card, Maintenance, Maintenance Charges, No Trespassing Policy, One Strike and You're Out, Personnel, Personnel
Precautionary, Pest Control, Pet, Procedures Regarding Children with Elevated LBP Levels, Public Housing Grievance Procedures, Rent Collection, Safety, Schedule of Flat Rents, Shed, Smoke Alarm, Standards of Conduct, Tenant Handbooks (3), Travel, Uniform Verification Security policy, Vehicle Operation & Seatbelt Use,

(2) Section 8 Management: (list below)
Section 8 Administrative Plan, SEMAP

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)

-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 B
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:
1b. Development (project) number:
2. Activity type: Demolition <input type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(DD/MM/YY)</u>

5. Number of units affected:
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:

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

[24 CFR Part 903.7 9 (i)]

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

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

2. Activity Description

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: GARDEN HOMES 1b. Development (project) number: IL032-2
2. Designation type: Occupancy by only the near elderly (age 50 and up) and elderly <input checked="" 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 checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: (05/01/2002)
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: 40-all residents who currently live here will not be evicted

or otherwise required to vacate such unit because of this designation. Current non-designated residents may voluntarily move, but are not required to do so. The WCHA will make available to non-designated families units that are comparable to those being designated. Amenities and services provided to those who have need will be as closely matched as possible.

7. Coverage of action (select one)

- Part of the development
 Total development

Designation of Public Housing Activity Description

1a. Development name: CIVIC PLAZA I

1b. Development (project) number: IL032-3

2. Designation type:

- Occupancy by only near elderly (age 50 and above) and the elderly
 Occupancy by families with disabilities
 Occupancy by only elderly families and families with disabilities

3. Application status (select one)

- Approved; included in the PHA's Designation Plan
 Submitted, pending approval
 Planned application

4. Date this designation approved, submitted, or planned for submission: (05/01/2002)

5. If approved, will this designation constitute a (select one)

- New Designation Plan
 Revision of a previously-approved Designation Plan?

6. Number of units affected: 100 The Plan provides that all residents who presently live in the designated building will not be evicted or otherwise required to vacate such units because of the designation. Current non-designated residents may voluntarily move, but are not required to do so. The WCHA will make available to non-designated families that are comparable to those being designated. Amenities and services provided to those who have the need will be as closely matched as possible.

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

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

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

WCHA manages 15 new homes that were built with tax credits and have provided homes for Lower-income families. The WCHA receives a Management fee for managing the homes.

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? 11/21/2000

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)

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
--

SEE COMMUNITY SERVICE POLICY ATTACHED

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)

1. Which developments are most affected? (list below)
Coloma Homes

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)
Contract with security guard company to oversee any criminal activity at any of the Housing developments. They provide us with regular written reports regarding any unacceptable behavior done by the residents or their guests.

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

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
 - 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)

Coloma Homes

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)]

SEE PET POLICY ATTACHED

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 of Whispering Winds 15 houses/Rock Falls, Il, Ster-Lynn Estates 60 units/Sterling, Il. and Cedar Woods Apartments 15 units in Rock Falls, Il. In the process of developing/building Crown Hill Estates 42 units in Rock Falls, Il. that will be handicapped accessible and 28 units for the elderly in Morrison, Illinois-both of which may be managed by WCHA.
 - Development-based accounting (required by 2006)
 - 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:

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: (provide name here) Whiteside County

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.

Not applicable

PHA Plan Attachment A)

Table Library

Component 7

Capital Fund Program Annual Statement

Parts I, II, and II

Annual Statement

Capital Fund Program (CFP) Part I: Summary

Capital Fund Grant Number IL501-05 FFY of Grant Approval: (04/2005)

Original Annual Statement

Line No.	Summary by Development Account	Total Estimated Cost
1	Total Non-CGP Funds	
2	1406 Operations	
3	1408 Management Improvements	28,000
4	1410 Administration	25,000
5	1411 Audit	
6	1415 Liquidated Damages	
7	1430 Fees and Costs	40,000
8	1440 Site Acquisition	
9	1450 Site Improvement	28,000
10	1460 Dwelling Structures	312,900
11	1465.1 Dwelling Equipment-Nonexpendable	
12	1470 Nondwelling Structures	
13	1475 Nondwelling Equipment	
14	1485 Demolition	
15	1490 Replacement Reserve	
16	1492 Moving to Work Demonstration	
17	1495.1 Relocation Costs	10,000
18	1498 Mod Used for Development	
19	1502 Contingency	38,352
20	Amount of Annual Grant (Sum of lines 2-19)	572,252
21	Amount of line 20 Related to LBP Activities	
22	Amount of line 20 Related to Section 504 Compliance	
23	Amount of line 20 Related to Security	28,000
24	Amount of line 20 Related to Energy Conservation Measures	

Annual Statement

ATTACHMENT A**Capital Fund Program (CFP) Part II: Supporting Table**

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost
PHA WIDE	SECURITY GUARD SERVICES	1408	28,000
PHA WIDE	CONTRACT FOR A & E	1430	40,000
PHA WIDE	COORDINATOR	1410	25,000
IL 32-1	INSTALL EXTRA CABLE OUTLETS/INTERNET/UPSTAIRS/ DOWNSTAIRS	1460	10,000
IL32-1	BATHROOMS/REPLACE VANITY, TUB, FAUCETS/SHOWER HEADS/HEAVY DUTY TUB SURROUNDS	1460	80,100
IL32-1	REPLACE CLOSET DOORS	1460	38,400
IL32-1	REPLACE TILE IN APTS	1460	100,800
IL32-1	REPLACE STAIR TREAD	1460	10,200
IL32-1	ADD INSULATION TO BLDGS	1460	12,600
IL32-1	REPLACE WIRING/ ADD OUTLETS/SWITCHES IN APTS	1460	124,800
IL32-1	REPAIR KITCHEN CEILINGS (AS NEEDED)	1460	26,000
IL32-1	PAINT APTS	1450	18,000
IL32-1	ASBESTOS REMOVAL	1450	10,000
IL32-1	RELOCATION	1495	10,000
	CONTINGENCY	1502	38,352

ATTACHMENT A

Annual Statement

Capital Fund Program (CFP) Part III: Implementation Schedule

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)
PHA WIDE	09/30/2007	09/30/2009
IL 32-3 CIVIC PLAZA I	09/30/2007	09/30/2009

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

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
IL32-1,2,3	PHA WIDE		
			Estimated Cost
			Planned Start Date (HA Fiscal Year)
ENERGY AUDIT			5,000
SECURITY GUARD SERVICES			30,000
A & E			39,000
COORDINATOR			26,000
UPDATE COMPUTERS/SOFTWARE			11,000
SECURITY GUARD SERVICES			30,000
A & E			39,000
COORDINATOR			26,000
UPDATE COMPUTERS/SOFTWARE			11,000
UTILITY ALLOWANCE REVIEW			3,500
SECURITY GUARD SERVICES			30,000
A & E			39,000
COORDINATOR			27,000
UPDATE COMPUTER/SOFTWARE			12,000
REPLACE/UPDATE MAINT COMMUNICATION RADIOS/EQUIPMENT			5,000
TRAINING ASSISTANCE			2,000
PURCHASE LAWN VACUUM			4,000
MAINTENANCE TRUCK			22,000
SECURITY GUARD SERVICES			31,000
A & E			40,000
COORDINATOR			27,000

UPGRADE COMPUTERS/SOFTWARE	12,000	2009
UTILITY ALLOWANCE REVIEW	3500	2009
ENERGY AUDIT	5,000	2009
PHYSICAL NEEDS ASSESSMENT	10,000	2009
Total estimated cost over next 5 years	490,000	

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

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
IL32-1	COLOMA HOMES		
Description of Needed Physical Improvements or Management Improvements			Estimated Cost
Planned Start Date (HA Fiscal Year)			
INSTALL EXTRA CABLE OUTLETS/UPGRADE FOR INTERNET/UPSTAIRS/DOWNSTAIRS (PHASE 2)			10,000
BATHROOMS/REPLACE VANITY, TUB, FAUCETS, SHOWER HEADS, TUBS PLUS HEAVY DUTY TUB SURROUNDS (PHASE 2)			80,100
REPLACE CLOSET DOORS (PHASE 2)			38,400
REPLACE TILE/BOTH LEVELS (PHASE 2)			100,800
REPLACE STAIR TREAD (PHASE 2)			10,200
ADD INSULATION TO BUILDINGS (PHASE 2)			12,600
REPLACE WIRING IN APTS (PHASE 2)			124,800
KITCHEN CEILINGS/REPAIR/DRYWALL(PHASE 2)			26,000
ASBESTOS REMOVAL (PHASE 2)			10,000
PAINT APTS (PHASE 2)			18,000
RELOCATION (PHASE 2)			10,000
NEW BOXES FOR GFI OUTLETS IN KITCHEN/BATH AREAS			12,500
REPLACE ELECTRICAL METERS			16,500
REPLACE MULCH AROUND PLAYGROUND AREA			10,000
REPLACE LOCKS ON EXTERIOR DOORS OF APTS			112,500
REPLACE EXTERIOR DOORS ON APTS			155,000
INSTALL DRYER VENTS IN UTILITY ROOMS/1 BEDROOM ONLY/ PLUS ELECTRICAL OUTLETS, INSTALL GAS PIPE FOR DRYER			8,000
REMOVE/TRIM/ADD TREES			5,000

BATHROOMS/REPLACE VANITY, TUB, FAUCETS, SHOWER HEADS, TUBS PLUS HEAVY DUTY TUB SURROUNDS (PHASE 3)	80,100	2007
REPLACE CLOSET DOORS (PHASE 3)	38,400	2007
REPLACE TILE/BOTH LEVELS (PHASE 3)	100,800	2007
REPLACE STAIR TREAD (PHASE 3)	10,200	2007
ADD INSULATION TO BUILDINGS (PHASE 3)	12,600	2007
REPLACE WIRING IN APTS (PHASE 3)	124,800	2007
INSTALL EXTRA CABLE OUTLETS/UPGRADE FOR INTERNET/ UPSTAIRS/DOWNSTAIRS (PHASE 3)	10,000	2007
PAINT APTS (PHASE 3)	18,000	2007
REPAIR CEILINGS/KITCHEN/DRYWALL (PHASE 3)	26,000	2007
ASBESTOS REMOVAL (PHASE 3)	10,000	2007
RELOCATION (PHASE 3)	10,000	2007
ADD MULCH TO PLAYGROUND AREA	10,000	2007
REPLACE GUTTERS AND DOWNSPOUTS	37,500	2007
REPLACE SOFFITS AND FASCIA	108,000	2007
REPLACE VENTS ON BUILDINGS	12,500	2007
BATHROOMS/REPLACE VANITY, TUB FAUCETS, SHOWERHEADS, TUBS +HEAVY DUTY TUB SURROUND (PHASE 4)	80,100	2008
REPLACE CLOSET DOORS (PHASE 4)	38,400	2008
REPLACE TILE/BOTH LEVELS (PHASE 4)	100,800	2008
REPLACE STAIR TREAD(PHASE 4)	10,200	2008
ADD INSULATION TO BUILDINGS (PHASE 4)	12,600	2008
REPLACE WIRING IN APTS (PHASE 4)	124,800	2008
INSTALL EXTRA CABLE OUTLETS/UPGRADE INTERNET/UPSTAIRS AND DOWNSTAIRS (PHASE 4)	10,000	2008
REPAIR CEILINGS/KITCHEN/DRYWALL (PHASE 4)	26,000	2008
PAINT APTS (PHASE 4)	18,000	2008
ASBESTOS REMOVAL (PHASE 4)	10,000	2008

RELOCATION (PHASE 4)	10,000	2008
ADD MULCH TO PLAYGROUND AREAS	10,000	2008
RE-SEED THROUGHOUT/FILL IN HOLES/LOW AREAS	5,000	2008
ADD/REPLACE BUSHES & FLOWERS	3,000	2008
BATHROOMS/REPLACE VANITY, TUB FAUCETS, SHOWERHEADS, TUBS +HEAVY DUTY TUB SURROUND (PHASE 5)	80,100	2008
REPLACE CLOSET DOORS (PHASE 5)	38,400	2008
REPLACE TILE/BOTH LEVELS (PHASE 5)	100,800	2008
REPLACE STAIR TREAD(PHASE 5)	10,200	2008
ADD INSULATION TO BUILDINGS (PHASE 5)	12,600	2008
REPLACE WIRING IN APTS (PHASE 5)	124,800	2008
INSTALL EXTRA CABLE OUTLETS/UPGRADE INTERNET/ UPSTAIRS & DOWNSTAIRS (PHASE 5)	10,000	2008
PAINT APTS (PHASE 5)	18,000	2008
REPAIR KITCHEN CEILINGS/DRYALL (PHASE 5)	26,000	2008
ASBESTOS REMOVAL (PHASE 5)	10,000	2008
RELOCATION (PHASE 5)	10,000	2008
ADD MULCH TO PLAYGROUND AREAS	10,000	2008
CLEAN/SEAL/SIDE SHEDS	94,500	2008
ADD ON EXTRA SPACE/ADMIN BUILDING	50,000	2009
EXTEND MAINT GARAGE	40,000	2009
CONTRASTING TRIM & SHUTTERS ON OUTSIDE OF BUILDINGS	135,000	2009
TUCK POINT & SEAL ALL BUILDINGS	175,000	2009
CENTRAL OFFICE/PAINT, CARPET, CEILINGS, WINDOW TREATMENTS, OFFICE FURNITURE, SHELVES, FILING CABINETS	25,000	2009
REMOVE SIDING ON BUILDINGS AND REPLACE WITH BRICK	540,000	2009
CLEAN AIR DUCTS IN APTS	38,000	2009
BLACKTOP[18TH PLUS PARKING AREAS	45,000	2009
REPLACE CURBS THROUGHOUT PROJECT	18,000	2009
SEAL BACK ROAD (17TH)	15,000	2009

REPLACE FURNACES	120,000	2009
REPLACE WATER HEATERS	45,000	2009
REPLACE SIDING ON BUILDINGS	126,000	2009
PAINT/REPAIR PLAYGROUND EQUIPMENT	15,000	2009
REPLACE INSIDE LIGHT FIXTURES	40,000	2009
ADD ADDITIONAL SECURITY LIGHTING	5,000	2009
REMOVE/ADD/REPLACE GAS PIPING, FITTINGS, VALVES, T'S	10,000	2009
INSTALL ANTI-TIP ANCHORS ON STOVES	7,500	2009
EXTERIOR PAYMENT BOX	1,000	2009
FROST FREE REFRIGERATORS	50,000	2009
INSTALL CARBON MONOXIDE DETECTORS	18,750	2009
INSTALL BOXES FOR RESIDENT INFORMATION	6,250	2009
INSTALL NEW MAILBOXES	5,000	2009
Total estimated cost over next 5 years	3,904,100	

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

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
IL32-2	GARDEN HOMES		
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)
BLACKTOP ROAD		30,000	2006
INSTALL CARBON MONOXIDE DETECTORS		4,000	2006
REPLACE REGISTER VENTS		10,000	2006
REMOVE/TRIM TREES/REPLACE		5,000	2006
REMOVE/REPLACE BUSHES/FLOWERS		3,000	2006
REPLACE CLOSET DOORS		45,000	2006
REPLACE MULCH/AROUND TREES		2,500	2006
RENOVATE BATHROOMS-NEW MIRROR, SINK, VANITY, STOOL, FAUCETS, AND STOOL SHUT-OFF VALVES, TILE, MEDICINE CHEST, SINK SHUT-OFF VALVES, TUB SURROUNDS (ACCESSIBLE TUBS), GLASS DOORS AND ADD/REPLACE EXHAUST FANS		175,000	2007
RELOCATION		10,000	2007
RELOCATE		16,000	2007
REPLACE TILE IN APTS & COMM ROOM		10,000	2007
ASBESTOS REMOVAL		41,000	2008
PAINT INTERIOR OF APTS		25,000	2008
LANDSCAPE – GRASS AND/OR SOD THROUGHOUT SITE. PLANT GROUND COVERS/PLANTS/BUSHES		25,000	2008
NEW POLE LIGHTS THROUGHOUT PROJECT		150,000	2008

TUCK POINT & SEAL EXTERIOR OF ALL BUILDINGS	8,000	2008
REPAIR SIDEWALKS WHERE NEEDED		
Total estimated cost over next 5 years		

CLEAN AIR DUCTS	12,000	2009
REPLACE KITCHEN CUPBOARDS APTS & COMM ROOM	124,000	2009
REPLACE FURNACES	65,000	2009
UPGRADE/REPLACE EMERGENCY CALL SYSTEM	15,000	2009
ADD ADDITIONAL OUTLETS IN APTS	10,000	2009
INSTALL CABLE HOOK-UPS IN BEDROOMS	3,000	2009
TOTAL ESTIMATED COST OVER NEXT 5 YEARS	788,500	

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

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
IL 32-3	CIVIC PLAZA I		
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)
UPGRADE SECURITY KEY CARD SYSTEM (INCLUDES COMPUTER)		8,000	2006
INSTALL CARPET IN LIVING ROOMS/BEDROOMS WHERE NEEDED		25,000	2006
REPLACE 2 LIGHT FIXTURES PLUS POLES		5,000	2006
RENOVATE BATHROOMS/NEW SINKS & FAUCETS, VANITIES, MIRRORS, SHOWERS, SHOWER SURROUNDS, SHOWER HEADS & FAUCETS, RAILS, TILE, STOOLS		200,000	2006
REPLACE FLOOR TILE IN APTS		60,000	2006
RELOCATION		15,000	2006
INSTALL NEW AUTO CLOSURES ON STAIRWELL DOORS		2700	2006
REPLACE GARBAGE CHUTE DOORS & AUTO CLOSURES		3600	2006
REPLACE MULCH AROUND TREES AND FLOWER BEDS		2,500	2007
ENLARGE CURRENT LAUNDRY ROOM		82,500	2007
REPLACE SLIDING GLASS DOORS IN COMMON AREAS		9,000	2007
ADD ANOTHER SECURITY CAMERA/LOCATED NEAR ELEVATOR		3,500	2007
ADD/REPLACE BUSHES/FLOWERS		3,000	2007

form HUD 50075 (03/2003)

REMOVE/TRIM TREES/ REPLACE	5,000	2007
REPLACE ROOF	73,000	2007
ADD/REPLACE MULCH AROUND FLOWER BEDS/TREES	2,500	2008
ADD/REPLACE SIDEWALKS WHERE NEEDED	9,500	2008
REPLACE KITCHEN FAUCETS	9,500	2008
UPGRADE/REPLACE FIRE & EMERGENCY ALARMS	10,000	2008
REPLACE METAL CLOSET DOORS WITH WOOD DOORS	238,000	2008
INSTALL EMERGENCY CORDS IN LIVING ROOMS	25,000	2008
REPLACE A/C SLEEVES WITH METAL COVERS	14,100	2008
INSTALL OVERHEAD LIGHTS IN LIVING ROOM	10,000	2008
PAINT ALL APARTMENTS	90,000	2008
REPLACE/ADD MULCH IN FLOWER BEDS/AROUND TREES	2,500	2008
INSTALL CEILING FANS IN HALLWAYS	10,000	2008
ADD ADDITIONAL PARKING LIGHTS	5,000	2008
CEMENT PATIO IN BACK OF BUILDING	5,000	2008
ADD ADDITIONAL OUTLETS THROUGHOUT THE APT.	60,000	2008
REPLACE SINKS IN 1ST FLOOR APARTMENTS/RE-PLUMB IF NECESSARY	1500	2008
ADD/REPLACE MULCH AROUND FLOWER BEDS/TREES	2,500	2008
REPLACE POLE LIGHTS FRONT & BACK	20,000	2008
INSTALL WATER SOFTNER	8000	2009
REPLACE MOTOR ON SUMP PUMP	4000	2009
REMOVE WALL IN COMMON AREA – INSTALL OAK SHELVES	8000	2009
REPLACE GENERATOR	30,000	2009
INSTALL EXTRA CABLE HOOK-UPS (BEDROOM & LIVING)	25000	2009
REPLACE EXTERIOR SEWER LINES	21,000	2009
REPLACE WIRING THROUGHOUT BUILDING	650,000	2009
Total estimated cost over next 5 years	1,758,900	

ATTACHMENT C

Brief description of the **Community Service Requirements**

PLEASE NOTE: The Whiteside County Housing Authority board of commissioners suspended the Community Service as per Congress. They will remain suspended until congress meets and institutes the community service regulations again.

The administrative steps that have been taken to implement the Community Service Requirements include the following:

- 1. A Written Description of Community Service Requirement:**
The Whiteside County Housing Authority has developed a written Community Service Policy and it was reviewed by the Resident Advisory Board (and posted as required for comments). That Community Service Policy is effective with all leases entered into on and after October 1, 2003.
- 2. Change in Lease addendum:**
The PHA addendum to the lease includes information regarding the Community Service requirements.
- 3. Written Notification to Residents of Exempt Status to each Adult Family Member:**
All PHA residents receive written notification regarding the Community Service requirements.
- 4. Cooperative Agreements with TANF Agencies**
The Whiteside County Housing Authority and the Illinois Department of Human Services have mutually agreed and have a written intergovernmental Memorandum of Agreement.
- 5. Programmatic Aspects**
The Community service provision requires that every adult resident of the WCHA must contribute eight hours of community service each month, or participate in an economic self-sufficiency program for each hour each month, unless they are exempt under HUD rules. Adults are exempt from Community Service if they are: engaged in work activities (a minimum of 30 hours per week), as defined under the Social Security Act, 62 years of age and older, blind or disabled as per the Social Security Act and certify that because of this disability they are unable to comply with the service provisions, primary caretakers of

blind or disabled individuals who are unable to comply and their family receives assistance under a state welfare program.

This program is designed to encourage, assist, train and/or facilitate the economic independence of the participants and their families, or to provide work for participants which may include the following: job training, work placement, basic skills training, education, English proficiency, work fare, financial or household management, apprenticeship, and any program necessary to ready a participant to work (such as substance abuse or mental health treatment).

The PHA coordinates with social service agencies, local schools, and the Department of Human Services in identifying a list of volunteer community service positions. The administration of the Community Service requirements is performed by the Whiteside County Housing Authority staff.

In the future the Resident Advisory Board and the PHA may create volunteer positions such as hall monitoring, litter patrols, and supervising and record keeping for community service volunteers.

ATTACHMENT D

BRIEF DESCRIPTION OF PET POLICY

The Whiteside County Housing Authority has a written policy for pet ownership in public housing developments. The following is a summary of the requirements outlined in the Pet Policy.

The Authority's policy does not apply to animals that are used to assist persons with disabilities. Assistive animals are allowed in all public housing facilities with no restrictions, other than those imposed on all tenants to maintain their units and associated facilities in a decent, safe, and sanitary manner and to refrain from disturbing their neighbors.

The Authority's Pet Policy has the following basic requirements:

1. Only one common household pet per unit, not in excess of 25 pounds or 18 inches in height.
2. Pet owners must have proof of current inoculations and licenses. This information must be updated at every annual reexamination.
3. All dogs/cat pets shall be spayed or neutered.
4. Dog/cat owners must pay a Pet Deposit in the amount of \$200 prior to the PHA granting permission to the resident for having a pet. The \$200 may be paid in two installments (\$100 per month for two months). The Pet deposit shall be refundable at the removal of pet from the premises, or termination of the lease, less any charges for damages to the premises.
5. The tenants living in the Coloma Homes project will pay a \$10 monthly non-refundable fee for reasonable operating costs related to dogs.
1. Residents must identify two emergency caregivers to care for the pet in the event of resident illness or absence from the unit.

The Pet Policy has been posted and approved by the Whiteside County Housing Authority board and is in effect.

ATTACHMENT E

WHITESIDE COUNTY HOUSING AUTHORITY
BOARD OF COMMISSIONERS

HERBERT BEVEROTH
GARY COOK
MARTHA MYERS
MICHAEL STERBA
MEGAN GRINNEN

RESIDENT ADVISORY BOARD

ANNA CRAIG
DORA GOFF
FRED SWANSON
PATTY JENSEN

HONORARY BOARD MEMBER
MAYOR EDWARD MULVANEY

PLEASE NOTE: A HOUSING AUTHORITY MAY MAKE CHANGES, OR MODIFY THEIR FIVE-YEAR PLAN WITHOUT THE FULL PUBLIC PROCESS, AS LONG AS THE CHANGES OR MODIFICATIONS ARE NOT A SUBSTANTIAL DEVIATION. A REQUIREMENT OF THE FIVE YEAR PLAN IS TO INCLUDE A DEFINITION OF “SUBSTANTIAL DEVIATION” WHICH SHALL BE: ANY SIGNIFICANT CHANGES TO THE PLAN, OR POLICIES,

THAT CHANGE THE CONTENTS, ANY ADDITIONS OF NON-EMERGENCY WORK ITEMS THAT ARE NOT INCLUDED IN THE CURRENT ANNUAL STATEMENT OR FIVE-YEAR ACTION PLAN. AN EXCEPTION TO THIS DEFINITION WILL BE MADE FOR ANY OF THE ABOVE THAT ARE ADOPTED TO REFLECT CHANGES IN HUD REGULATIONS, SUCH CHANGES WILL NOT BE CONSIDERED SIGNIFICANT BY HUD.

ATTACHMENT F

PHA ORGANIZATIONAL CHART

BOARD OF COMMISSIONERS

EXECUTIVE DIRECTOR
SECRETARY/TREASURER/PHM

|
DEPUTY DIRECTOR

ADMINISTRATION

ACCOUNTANT/COMPUTER
SYSTEM ADMINISTRATOR

ASSISTANT ACCOUNTANT-PT.TIME

LOW-INCOME LEASING &
OCCUPANCY SPECIALIST

RECEPTIONIST/LOW-INCOME
INTAKE

SECTION 8 COORDINATOR

SECTION 8 INSPECTOR/PROCUREMENT
PROPERTY CONTROL

MAINTENANCE

MAINT. SUPERINTENDENT

MAINT. FOREMAN

MAINT. TECHNICIAN

MAINT. DETAILER

CUSTODIAN/HELPER
PT. TIME

SECTION 8 & CEDAR
WOODS OCCUPANCY SPECIALIST

| |

ATTACHMENT G

*LIST OF HOUSING DEVELOPMENTS (OTHER THAN PUBLIC HOUSING)
MANAGED BY THE HOUSING AUTHORITY AND THE NOT-FOR-PROFIT
WHITESIDE COUNTY DWELLINGS UPGRADE ASSOCIATION:*

STER-LYNN ESTATES	60 FAMILY	TAX CREDITS/HOME
CEDAR WOODS APARTMENTS	27 FAMILY	TAX CREDITS/ RURAL DEVELOPMT/ FEDERAL HOME LOAN
WHISPERING WINDS	15 HOMES	TAX CREDITS
CROWNE HILL ESTATES (NEW DEVELOPMENT THAT IS GOING TO BE BUILT IN ROCK FALLS, ILLINOIS)	ACCESSIBLE	TAX CREDITS
GREEN VIEW ESTATES (NEW DEVELOPMENT THAT IS GOING TO BE BUILT IN	ELDERLY	TAX CREDITS

MORRISON, ILLINOIS)

CONTRACT ADMINISTRATOR FOR:

**STERLING TOWERS
CIVIC PLAZA II**

110 ELDERLY
63 ELDERLY

ATTACHMENT H - COMMENTS

No comments received.

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
IL 10-4 JOS FULTON / O.G. MANOR	INSTALL RAILINGS @ REAR STAIRS 10-4	1450	\$352.00		\$0.00		\$352.00			\$0.00		\$352.00	\$0.00			\$352.00
	LANDSCAPING @ 10-4A	1450	\$31,218.00		\$0.00		\$31,218.00			\$0.00		\$31,218.00	\$0.00			\$31,218.00
	LANDSCAPING @ 10-4B	1450	\$28,320.00		\$0.00		\$28,320.00			\$0.00		\$28,320.00	\$0.00			\$28,320.00
	INSTALL WROUGHT IRON FENCING	1450	\$4,900.00		\$0.00		\$4,900.00			\$0.00		\$4,900.00	\$0.00			\$4,900.00
	REGRADE SITE FOR RUNOFF	1450	\$22,500.00		\$0.00		\$22,500.00			\$0.00		\$22,500.00	\$0.00			\$22,500.00
	INSTALL DUMPSTERS, PADS & ENCL	1450	\$20,000.00		\$0.00		\$20,000.00			\$0.00		\$20,000.00	\$0.00			\$20,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$183,412.00		\$0.00		\$183,412.00			\$0.00		\$183,412.00	\$0.00			\$183,412.00
	REPLACE SIDEWALKS & STOOPS	1450	\$64,200.00		\$0.00		\$64,200.00			\$0.00		\$64,200.00	\$0.00			\$64,200.00
	INSTALL CEMENT SWALE	1450	\$18,400.00		\$0.00		\$18,400.00			\$0.00		\$18,400.00	\$0.00			\$18,400.00
IL 10-7 STREED TOWER	AIR HANDLER W/ CHILLER	1475	\$57,000.00		\$0.00		\$57,000.00			\$0.00		\$57,000.00	\$0.00			\$57,000.00
	BOILERS, PUMPS	1475	\$175,000.00		\$0.00		\$175,000.00			\$0.00		\$175,000.00	\$0.00			\$175,000.00
	DUCT FURNACES	1475	\$18,270.00		\$0.00		\$18,270.00			\$0.00		\$18,270.00	\$0.00			\$18,270.00
	ROOFTOP EXHAUST UNIT	1475	\$11,720.00		\$0.00		\$11,720.00			\$0.00		\$11,720.00	\$0.00			\$11,720.00
	REPLACE HOTWATER	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	REPLACE 1ST FLOOR HVAC	1475	\$24,400.00		\$0.00		\$24,400.00			\$0.00		\$24,400.00	\$0.00			\$24,400.00
IL 10-12 WARREN TOWER WARREN HEIGHTS	INSTALL POLE & WALL MTD SITE LIGHTS	1450	\$16,560.00		\$0.00		\$16,560.00			\$0.00		\$16,560.00	\$0.00			\$16,560.00
	INSTALL PLAYGROUND EQUIP 12B	1450	\$25,000.00		\$0.00		\$25,000.00			\$0.00		\$25,000.00	\$0.00			\$25,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$130,400.00		\$0.00		\$130,400.00			\$0.00		\$130,400.00	\$0.00			\$130,400.00
	REPLACE RETAINING WALLS	1450	\$32,790.00		\$0.00		\$32,790.00			\$0.00		\$32,790.00	\$0.00			\$32,790.00
	REPLACE HOTWATER HEATERS 12A	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	HALLWAY MAKE-UP AIR UNIT W/ CHILLER	1475	\$61,952.00		\$0.00		\$61,952.00			\$0.00		\$61,952.00	\$0.00			\$61,952.00
MANAGEMENT IMPROVEMENTS	ADMIN STAFF TRAINING	1408	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
	MAINTENANCE STAFF TRAINING	1408	\$3,000.00		\$0.00		\$3,000.00			\$0.00		\$3,000.00	\$0.00			\$3,000.00
	DRUG ELIMINATION	1408	\$10,000.00		\$0.00		\$10,000.00			\$0.00		\$10,000.00	\$0.00			\$10,000.00
	RESIDENT JOB TRAINING	1408	\$15,000.00		\$0.00		\$15,000.00			\$0.00		\$15,000.00	\$0.00			\$15,000.00

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
ADMINISTRATION	ADMIN SALARIES	1410	\$66,000.00		\$0.00		\$66,000.00			\$0.00		\$66,000.00	\$0.00			\$66,000.00
	ADMIN BENEFITS	1410	\$21,000.00		\$0.00		\$21,000.00			\$0.00		\$21,000.00	\$0.00			\$21,000.00
	CGP TRAVEL, TRAINING, MISC.	1410	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
FEES AND COSTS	A & E FEES	1430	\$70,000.00		\$0.00		\$70,000.00			\$0.00		\$70,000.00	\$0.00			\$70,000.00
CONTINGENCY	CONTINGENCY ACCOUNT	1502	\$77,546.00		\$0.00		\$77,546.00			\$0.00		\$77,546.00	\$0.00			\$77,546.00
	TOTALS		\$1,234,940.00		\$0.00		#####			\$0.00		\$1,234,940.00	\$0.00			\$1,234,940.00

Annual Statement/Performance and Evaluation Report
Part I: Summary
Comprehensive Grant Program

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

OMB ApJ

ATTACHEI

Public Reporting Burden for this collection of information is estimated to average 75.0 hours per response, including the time for reviewing instructions, searching existing data sources, gather the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including sug this burden to the Reports Management Officer, Office of Information Policies and Systems, U.S. Department of Housing and Urban Development, Washington, D.C. 204-10-3600 and to the C and Budget, Paperwork Reduction Project (2577-0157), Washington, D.C. 20503. Do not send this completed form to either of these addresses.

HA Name: **Whiteside County Housing Authority** Comprehensive Grant Number: **IL06-P032-501-02** FFY of Grant Approval: **2002**

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement/Revision Number _____ Performance and Evaluation Report fc Ending: 06
 Final Performance and Evaluation Report

Line No.	Summary by Development Account		Total Estimated Cost		Actual Cost (2)	
			Original	Revised (1)	Obligated	
1	Total Non-CGP Funds					
2	1406	Operations (May not exceed 10% of line 19)				
3	1408	Management Improvements	\$29,500.00	26,150.00	\$26,150.00	
4	1410	Administration	\$19,000.00	19,000.00	\$19,000.00	
5	1411	Audit				
6	1415	Liquidated Damages				
7	1430	Fees and Costs	\$40,000.00	39,495.46	\$39,495.46	
8	1440	Site Acquisition				
9	1450	Site Improvement	\$0.00	0.00		
10	1460	Dwelling Structures	\$482,366.00	482,366.00	\$482,366.00	
11	1465.1	Dwelling Equipment - Nonexpendable		44,887.54	\$44,887.54	
12	1470	Nondwelling Structures		3000	\$3,000.00	
13	1475	Nondwelling Equipment	\$10,000.00	1,120.00	\$1,120.00	
14	1485	Demolition				
15	1490	Replacement Reserve				
16	1495.1	Relocation Costs				
17	1498	Mod Used for Development				
18	1502	Contingency (may not exceed 8% of line 19)	\$35,153.00	0.00		
19	Amount of Annual Grant (Sum of lines 2-18)		\$616,019.00	\$616,019.00	\$616,019.00	
20	Amount of line 19 Related to LBP Activities					
21	Amount of line 19 Related to Section 504 Compliance					
22	Amount of line 19 Related to Security		\$26,000.00	26,000.00		
23	Amount of line 19 Related to Energy Conservation Measure		\$482,366.00	482,366.00		

(1) To be completed for the Performance and Evaluation Report or a Revised Annual State (2) To be completed for the Perfomance and Evaluation Report

Signature of Executive Director & Date: _____ Signature of Public Housing Director/Office of Native American Programs Administrator & Date: _____

Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
	PHA WIDE							
	SECURITY GUARD SERVICES	1408		\$26,000.00	\$26,150.00	\$26,150.00	\$22,346.23	CONTRACT SIGNED 10/
	ADMINISTRATIVE							
	REIMBURSEMENT FOR PREPARATION OF THIS APPLICATION	1410		\$19,000.00	\$19,000.00	\$19,000.00	\$763.74	
	REVIEW UTILITY ALLOWANCES	1408		\$3,500.00	\$0.00	\$0.00	\$0.00	
	UPGRADE COMPUTER SYSTEM/HARDWARE/SOFTWARE	1475		\$10,000.00	\$1,120.00	\$1,120.00	\$1,120.00	EQUIPMENT/SOFTWARE PURCHASED IN NOV 2004
	FEES & COSTS							
	CONTRACT FOR A & E	1430		\$40,000.00	\$39,495.46	\$39,495.46	\$39,495.46	CONTRACT SIGNED 9/04
	CONTINGENCY	1502		\$35,153.00	\$0.00	\$0.00		

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date LYNN DETER 9/30/2004	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
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Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
IL 32-001 COLOMA HOMES	REPLACE ALL WINDOWS	1460		\$482,366.00	\$482,366.00	\$482,366.00	\$482,366.00	CONTRACT SIGNED 4/ WORK COMPLETED DID NOT NEED/DELET ITEM
	ADD MULCH TO PLAYGROUND AREAS	1450		\$0.00	\$0.00	\$0.00	\$0.00	
	CARPET ADMIN OFFICE	1470		\$0.00	\$3,000.00	\$3,000.00	\$3,000.00	TRANSFERRED FROM USED FUNGABILITY
	EMERGENCY: INSTALL AIR COND SLEEVES IN APTS (INCLUDED IN WINDOW REPLACEMENT 501-03)	1465.1		\$0.00	\$44,887.54	\$44,887.54	\$44,887.54	USED FUNGABILITY 5C (TOTAL CONTRACT \$6
	TOTAL GRANT				\$616,019.00	\$616,019.00	\$616,019.00	\$593,978.97

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date
 LYNN DETER 9/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement/Performance and Evaluation Report
Part III: Implementation Schedule
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
PHA WIDE	5/30/2004			5/30/2006			
IL 32-001	5/30/2004			5/30/2006			
IL32-003	5/30/2004			5/30/2006			
<small>(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement</small> Signature of Executive Director and Date LYNN DETER/EXECUTIVE DIRECTOR 6/30/2004				<small>(2) To be completed for the Performance and Evaluation Report</small> Signature of Public Housing Director/Office of Native American Programs Administrator and Date			

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
IL 10-4 JOS FULTON / O.G. MANOR	INSTALL RAILINGS @ REAR STAIRS 10-4	1450	\$352.00		\$0.00		\$352.00			\$0.00		\$352.00	\$0.00			\$352.00
	LANDSCAPING @ 10-4A	1450	\$31,218.00		\$0.00		\$31,218.00			\$0.00		\$31,218.00	\$0.00			\$31,218.00
	LANDSCAPING @ 10-4B	1450	\$28,320.00		\$0.00		\$28,320.00			\$0.00		\$28,320.00	\$0.00			\$28,320.00
	INSTALL WROUGHT IRON FENCING	1450	\$4,900.00		\$0.00		\$4,900.00			\$0.00		\$4,900.00	\$0.00			\$4,900.00
	REGRADE SITE FOR RUNOFF	1450	\$22,500.00		\$0.00		\$22,500.00			\$0.00		\$22,500.00	\$0.00			\$22,500.00
	INSTALL DUMPSTERS, PADS & ENCL	1450	\$20,000.00		\$0.00		\$20,000.00			\$0.00		\$20,000.00	\$0.00			\$20,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$183,412.00		\$0.00		\$183,412.00			\$0.00		\$183,412.00	\$0.00			\$183,412.00
	REPLACE SIDEWALKS & STOOPS	1450	\$64,200.00		\$0.00		\$64,200.00			\$0.00		\$64,200.00	\$0.00			\$64,200.00
	INSTALL CEMENT SWALE	1450	\$18,400.00		\$0.00		\$18,400.00			\$0.00		\$18,400.00	\$0.00			\$18,400.00
IL 10-7 STREED TOWER	AIR HANDLER W/ CHILLER	1475	\$57,000.00		\$0.00		\$57,000.00			\$0.00		\$57,000.00	\$0.00			\$57,000.00
	BOILERS, PUMPS	1475	\$175,000.00		\$0.00		\$175,000.00			\$0.00		\$175,000.00	\$0.00			\$175,000.00
	DUCT FURNACES	1475	\$18,270.00		\$0.00		\$18,270.00			\$0.00		\$18,270.00	\$0.00			\$18,270.00
	ROOFTOP EXHAUST UNIT	1475	\$11,720.00		\$0.00		\$11,720.00			\$0.00		\$11,720.00	\$0.00			\$11,720.00
	REPLACE HOTWATER	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	REPLACE 1ST FLOOR HVAC	1475	\$24,400.00		\$0.00		\$24,400.00			\$0.00		\$24,400.00	\$0.00			\$24,400.00
IL 10-12 WARREN TOWER WARREN HEIGHTS	INSTALL POLE & WALL MTD SITE LIGHTS	1450	\$16,560.00		\$0.00		\$16,560.00			\$0.00		\$16,560.00	\$0.00			\$16,560.00
	INSTALL PLAYGROUND EQUIP 12B	1450	\$25,000.00		\$0.00		\$25,000.00			\$0.00		\$25,000.00	\$0.00			\$25,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$130,400.00		\$0.00		\$130,400.00			\$0.00		\$130,400.00	\$0.00			\$130,400.00
	REPLACE RETAINING WALLS	1450	\$32,790.00		\$0.00		\$32,790.00			\$0.00		\$32,790.00	\$0.00			\$32,790.00
	REPLACE HOTWATER HEATERS 12A	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	HALLWAY MAKE-UP AIR UNIT W/ CHILLER	1475	\$61,952.00		\$0.00		\$61,952.00			\$0.00		\$61,952.00	\$0.00			\$61,952.00
MANAGEMENT IMPROVEMENTS	ADMIN STAFF TRAINING	1408	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
	MAINTENANCE STAFF TRAINING	1408	\$3,000.00		\$0.00		\$3,000.00			\$0.00		\$3,000.00	\$0.00			\$3,000.00
	DRUG ELIMINATION	1408	\$10,000.00		\$0.00		\$10,000.00			\$0.00		\$10,000.00	\$0.00			\$10,000.00
	RESIDENT JOB TRAINING	1408	\$15,000.00		\$0.00		\$15,000.00			\$0.00		\$15,000.00	\$0.00			\$15,000.00

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
ADMINISTRATION	ADMIN SALARIES	1410	\$66,000.00		\$0.00		\$66,000.00			\$0.00		\$66,000.00	\$0.00			\$66,000.00
	ADMIN BENEFITS	1410	\$21,000.00		\$0.00		\$21,000.00			\$0.00		\$21,000.00	\$0.00			\$21,000.00
	CGP TRAVEL, TRAINING, MISC.	1410	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
FEES AND COSTS	A & E FEES	1430	\$70,000.00		\$0.00		\$70,000.00			\$0.00		\$70,000.00	\$0.00			\$70,000.00
CONTINGENCY	CONTINGENCY ACCOUNT	1502	\$77,546.00		\$0.00		\$77,546.00			\$0.00		\$77,546.00	\$0.00			\$77,546.00
	TOTALS		\$1,234,940.00		\$0.00		#####			\$0.00		\$1,234,940.00	\$0.00			\$1,234,940.00

Annual Statement/Performance and Evaluation Report
Part I: Summary
Comprehensive Grant Program

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

OMB ApI

ATTACHEI

Public Reporting Burden for this collection of information is estimated to average 75.0 hours per response, including the time for reviewing instructions, searching existing data sources, gather the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including sug this burden to the Reports Management Officer, Office of Information Policies and Systems, U.S. Department of Housing and Urban Development, Washington, D.C. 204-10-3600 and to the C and Budget, Paperwork Reduction Project (2577-0157), Washington, D.C. 20503. Do not send this completed form to either of these addresses.

HA Name: **Whiteside County Housing Authority** Comprehensive Grant Number: **IL06-P032-501-03** FFY of Grant Approval: **2003**

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement/Revision Number _____ Performance and Evaluation Report for Ending: 05
 Final Performance and Evaluation Report

Line No.	Summary by Development Account		Total Estimated Cost		Actual Cost (2)	
			Original	Revised (1)	Obligated	
1	Total Non-CGP Funds					
2	1406	Operations (May not exceed 10% of line 19)				
3	1408	Management Improvements	\$28,000.00	28,000.00	\$0.00	
4	1410	Administration	\$25,000.00	25,000.00	\$1,252.57	
5	1411	Audit				
6	1415	Liquidated Damages				
7	1430	Fees and Costs	\$42,658.00	42,658.00	\$41,996.00	
8	1440	Site Acquisition				
9	1450	Site Improvement	\$0.00	1,750.00	\$1,750.00	
10	1460	Dwelling Structures	\$293,137.00	334,039.96	\$334,039.96	
11	1465.1	Dwelling Equipment - Nonexpendable	\$21,827.00	16,814.46	\$16,814.46	
12	1470	Nondwelling Structures				
13	1475	Nondwelling Equipment	\$25,500.00	20,937.41	\$20,937.41	
14	1485	Demolition				
15	1490	Replacement Reserve				
16	1495.1	Relocation Costs	\$6,000.00	0.00	\$0.00	
17	1498	Mod Used for Development				
18	1502	Contingency (may not exceed 8% of line 19)	\$36,142.00	9,064.17	\$0.00	
19	Amount of Annual Grant (Sum of lines 2-18)		\$478,264.00	\$478,264.00	\$416,790.40	
20	Amount of line 19 Related to LBP Activities					
21	Amount of line 19 Related to Section 504 Compliance					
22	Amount of line 19 Related to Security		\$28,000.00	28,000.00		
23	Amount of line 19 Related to Energy Conservation Measure		\$180,000.00	218,840.50		

(1) To be completed for the Performance and Evaluation Report or a Revised Annual State (2) To be completed for the Performance and Evaluation Report

Signature of Executive Director & Date:

9/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator & Date:

PAGE 1 OF 1

Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
	PHA WIDE							
	SECURITY GUARD SERVICES	1408		\$28,000.00	\$28,000.00	\$0.00	\$0.00	BID OUT IN SEPTEMBER
	ADMINISTRATIVE							
	REIMBURSEMENT FOR PREPARATION OF THIS APPLICATION	1410		\$25,000.00	\$25,000.00	\$1,252.57	\$1,252.57	
	REVIEW UTILITY ALLOWANCES	1408		\$0.00	\$0.00	\$0.00	\$0.00	
	PURCHASE/REPLACE COMPUTERS/EQUIPMENT/SOFTWARE	1475		\$0.00	\$0.00	\$0.00	\$0.00	
	FEES & COSTS							
	CONTRACT FOR A & E	1430		\$42,658.00	\$42,658.00	\$41,996.00	\$33,518.72	CONTRACT SIGNED 2
	CONTINGENCY	1502		\$36,141.54	\$9,064.17	\$0.00	\$0.00	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date

 LYNN DETER 9/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
IL 32-001 COLOMA HOMES	REPLACE REMAINING WINDOWS IN ADMIN BLDG + 6 BLDGS (INCLUDES AIR COND SLEEVES ALL APTS.)	1460		\$145,337.00	\$218,840.50	\$218,840.50	\$0.00	CONTRACT SIGNED 8/
	EMERGENCY: INSTALL AIR COND SLEEVES IN APTS (INCLUDED IN WINDOW REPLACEMENT)	1465.1	101	\$21,827.46	\$16,814.46	\$16,814.46	\$16,814.46	USED FUNGABILITY AI CF 501-02 (TOTAL CON \$66,715.00) WORK CO
	REPLACE SECURITY SYSTEM IN ADMIN/MAINT BLDG	1475		\$15,000.00	\$20,937.41	\$20,937.41	\$0.00	CONTRACT SIGNED 8/
	REPAIR & PAINT PLAYGROUND EQUIPMENT	1475		\$10,500.00	\$0.00	\$0.00	\$0.00	TO BE DONE AT A LAT NOT ENOUGH FUNDS
	INSTALL EXHAUST FANS IN BATHROOMS	1460	125	\$25,300.00	\$53,606.36	\$53,606.36		CONTRACT SIGNED 8/
	REMOVE/REPLACE GAS PIPING INSTALL/REPLACE END CAPS/ PLUGS,T'S, VALVES, FITTINGS	1460	125	\$0.00	\$19,734.00	\$19,734.00		WORK SPLIT BETWEEN AND 501-03 CONTRACT SIGNED 8/
IL32-2 GARDEN HOMES	REPALCE STORM DOORS	1460	56	\$22,000.00	\$0.00	\$0.00	\$0.00	FUNGED TO 502-03

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date
 LYNN DETER 9/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator and

Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Developmen Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
IL 32-2 GARDEN HOMES	REPLACE KITCHEN FAUCETS AND VALVES (+COMM ROOM)	1460		\$13,000.00	\$0.00	\$0.00	\$0.00	FUNGED TO 502-03
	REPLACE KITCHEN COUNTER TOPS (INCLUDES COMMUNITY RM)	1460		\$36,000.00	\$24,600.86	\$24,600.86	\$0.00	CONTRACT SIGNED 8/
	REPLACE KITCHEN SINKS (INCLUDES COMMUNITY ROOM)			\$16,000.00	\$0.00	\$0.00	\$0.00	FUNGED TO 502-03
	INSTALL SIGN AT ENTRANCE	1450		\$0.00	\$0.00	\$0.00	\$0.00	DELETED WORK ITEM
	ADD/REPLACE LIGHT FIXTURES & OUTLETS IN LIVING/BED/KITCH	1460		\$0.00	\$0.00	\$0.00	\$0.00	DELETED WORK ITEM
	ASBESTOS REMOVAL/FLOOR TIL	1460		\$7,500.00	\$0.00	\$0.00	\$0.00	TO BE DONE AT A LAT
	RELOCATION	1495		\$6,000.00	\$0.00	\$0.00	\$0.00	TO BE DONE AT A LAT
	REPLACE KITCHEN/DINING ROOM FLOOR TILE (INCLUDES COMM RM)	1460		\$16,000.00	\$0.00	\$0.00	\$0.00	TO BE DONE AT A LAT
	INSTALL GFI OUTLETS IN KITCHEN	1460		\$4,000.00	\$10,324.62	\$10,324.62	\$0.00	CONTRACT SIGNED 9/
	CARPET REST OF APTS	1460		\$8,000.00	\$6,933.62	\$6,933.62	\$0.00	CONTRACT SIGNED 9/
IL32-3 CIVIC PLAZA	ENLARGE/REPLACE MAIN WATER LINES INTO THE BUILDING	1450		\$35,000.00	\$1,750.00	\$1,750.00	\$1,750.00	WORK FUNGED TO 50: CITY OF RF FEE
TOTAL GRANT				\$478,264.00	\$478,264.00	\$416,790.40	\$53,335.75	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date
 LYNN DETER 9/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement/Performance and Evaluation Report
Part III: Implementation Schedule
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
PHA WIDE	9/16/2005			9/16/2007			
IL 32-001	9/16/2005			9/16/2007			
IL32-002	9/16/2005			9/16/2007			
<small>(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement</small>				<small>(2) To be completed for the Performance and Evaluation Report</small>			
Signature of Executive Director and Date				Signature of Public Housing Director/Office of Native American Programs Administrator and Date			
LYNN DETER/EXECUTIVE DIRECTOR 9/8/2004							

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
IL 10-4 JOS FULTON / O.G. MANOR	INSTALL RAILINGS @ REAR STAIRS 10-4	1450	\$352.00		\$0.00		\$352.00			\$0.00		\$352.00	\$0.00			\$352.00
	LANDSCAPING @ 10-4A	1450	\$31,218.00		\$0.00		\$31,218.00			\$0.00		\$31,218.00	\$0.00			\$31,218.00
	LANDSCAPING @ 10-4B	1450	\$28,320.00		\$0.00		\$28,320.00			\$0.00		\$28,320.00	\$0.00			\$28,320.00
	INSTALL WROUGHT IRON FENCING	1450	\$4,900.00		\$0.00		\$4,900.00			\$0.00		\$4,900.00	\$0.00			\$4,900.00
	REGRADE SITE FOR RUNOFF	1450	\$22,500.00		\$0.00		\$22,500.00			\$0.00		\$22,500.00	\$0.00			\$22,500.00
	INSTALL DUMPSTERS, PADS & ENCL	1450	\$20,000.00		\$0.00		\$20,000.00			\$0.00		\$20,000.00	\$0.00			\$20,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$183,412.00		\$0.00		\$183,412.00			\$0.00		\$183,412.00	\$0.00			\$183,412.00
	REPLACE SIDEWALKS & STOOPS	1450	\$64,200.00		\$0.00		\$64,200.00			\$0.00		\$64,200.00	\$0.00			\$64,200.00
	INSTALL CEMENT SWALE	1450	\$18,400.00		\$0.00		\$18,400.00			\$0.00		\$18,400.00	\$0.00			\$18,400.00
IL 10-7 STREED TOWER	AIR HANDLER W/ CHILLER	1475	\$57,000.00		\$0.00		\$57,000.00			\$0.00		\$57,000.00	\$0.00			\$57,000.00
	BOILERS, PUMPS	1475	\$175,000.00		\$0.00		\$175,000.00			\$0.00		\$175,000.00	\$0.00			\$175,000.00
	DUCT FURNACES	1475	\$18,270.00		\$0.00		\$18,270.00			\$0.00		\$18,270.00	\$0.00			\$18,270.00
	ROOFTOP EXHAUST UNIT	1475	\$11,720.00		\$0.00		\$11,720.00			\$0.00		\$11,720.00	\$0.00			\$11,720.00
	REPLACE HOTWATER	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	REPLACE 1ST FLOOR HVAC	1475	\$24,400.00		\$0.00		\$24,400.00			\$0.00		\$24,400.00	\$0.00			\$24,400.00
IL 10-12 WARREN TOWER WARREN HEIGHTS	INSTALL POLE & WALL MTD SITE LIGHTS	1450	\$16,560.00		\$0.00		\$16,560.00			\$0.00		\$16,560.00	\$0.00			\$16,560.00
	INSTALL PLAYGROUND EQUIP 12B	1450	\$25,000.00		\$0.00		\$25,000.00			\$0.00		\$25,000.00	\$0.00			\$25,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$130,400.00		\$0.00		\$130,400.00			\$0.00		\$130,400.00	\$0.00			\$130,400.00
	REPLACE RETAINING WALLS	1450	\$32,790.00		\$0.00		\$32,790.00			\$0.00		\$32,790.00	\$0.00			\$32,790.00
	REPLACE HOTWATER HEATERS 12A	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	HALLWAY MAKE-UP AIR UNIT W/ CHILLER	1475	\$61,952.00		\$0.00		\$61,952.00			\$0.00		\$61,952.00	\$0.00			\$61,952.00
MANAGEMENT IMPROVEMENTS	ADMIN STAFF TRAINING	1408	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
	MAINTENANCE STAFF TRAINING	1408	\$3,000.00		\$0.00		\$3,000.00			\$0.00		\$3,000.00	\$0.00			\$3,000.00
	DRUG ELIMINATION	1408	\$10,000.00		\$0.00		\$10,000.00			\$0.00		\$10,000.00	\$0.00			\$10,000.00
	RESIDENT JOB TRAINING	1408	\$15,000.00		\$0.00		\$15,000.00			\$0.00		\$15,000.00	\$0.00			\$15,000.00

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
ADMINISTRATION	ADMIN SALARIES	1410	\$66,000.00		\$0.00		\$66,000.00			\$0.00		\$66,000.00	\$0.00			\$66,000.00
	ADMIN BENEFITS	1410	\$21,000.00		\$0.00		\$21,000.00			\$0.00		\$21,000.00	\$0.00			\$21,000.00
	CGP TRAVEL, TRAINING, MISC.	1410	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
FEES AND COSTS	A & E FEES	1430	\$70,000.00		\$0.00		\$70,000.00			\$0.00		\$70,000.00	\$0.00			\$70,000.00
CONTINGENCY	CONTINGENCY ACCOUNT	1502	\$77,546.00		\$0.00		\$77,546.00			\$0.00		\$77,546.00	\$0.00			\$77,546.00
	TOTALS		\$1,234,940.00		\$0.00		#####			\$0.00		\$1,234,940.00	\$0.00			\$1,234,940.00

Annual Statement/Performance and Evaluation Report
Part I: Summary
Comprehensive Grant Program

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

OMB ApI

ATTACHEI

Public Reporting Burden for this collection of information is estimated to average 75.0 hours per response, including the time for reviewing instructions, searching existing data sources, gather the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including sug this burden to the Reports Management Officer, Office of Information Policies and Systems, U.S. Department of Housing and Urban Development, Washington, D.C. 204-10-3600 and to the C and Budget, Paperwork Reduction Project (2577-0157), Washington, D.C. 20503. Do not send this completed form to either of these addresses.

HA Name: **Whiteside County Housing Authority** Comprehensive Grant Number: **IL06-P032-501-04** FFY of Grant Approval: **2004**

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement/Revision Number _____ Performance and Evaluation Report fc Ending: 06
 Final Performance and Evaluation Report

Line No.	Summary by Development Account		Total Estimated Cost		Actual Cost (2)	
			Original	Revised (1)	Obligated	
1	Total Non-CGP Funds					
2	1406	Operations (May not exceed 10% of line 19)	\$10,772.00	\$10,772.00		
3	1408	Management Improvements	\$28,000.00	28,000.00	\$0.00	
4	1410	Administration	\$25,000.00	25,000.00	\$0.00	
5	1411	Audit				
6	1415	Liquidated Damages				
7	1430	Fees and Costs	\$38,000.00	38,000.00	\$0.00	
8	1440	Site Acquisition				
9	1450	Site Improvement	\$100,000.00	100,000.00	\$0.00	
10	1460	Dwelling Structures	\$325,000.00	325,000.00	\$0.00	
11	1465.1	Dwelling Equipment - Nonexpendable				
12	1470	Nondwelling Structures				
13	1475	Nondwelling Equipment	\$8,000.00	8,000.00	\$0.00	
14	1485	Demolition				
15	1490	Replacement Reserve				
16	1495.1	Relocation Costs	\$20,000.00	20,000.00	\$0.00	
17	1498	Mod Used for Development				
18	1502	Contingency (may not exceed 8% of line 19)	\$35,000.00	35,000.00	\$0.00	
19	Amount of Annual Grant (Sum of lines 2-18)		\$589,772.00	\$589,772.00	\$0.00	
20	Amount of line 19 Related to LBP Activities					
21	Amount of line 19 Related to Section 504 Compliance					
22	Amount of line 19 Related to Security		\$28,000.00			
23	Amount of line 19 Related to Energy Conservation Measure					

(1) To be completed for the Performance and Evaluation Report or a Revised Annual State (2) To be completed for the Perfomance and Evaluation Report

Signature of Executive Director & Date:

LYNN DETER/EXECUTIVE DIRECTOR 09/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator & Date:

PAGE 1 OF 1

Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
IL32-1 COLOMA HOMES	PHA WIDE							
	SECURITY GUARD SERVICES	1408		\$28,000.00	\$28,000.00	\$0.00	\$0.00	TO BE BID OUT IN AU
	ADMINISTRATIVE							
	REIMBURSEMENT FOR PREPARATION OF THIS APPLICATION	1410		\$25,000.00	\$25,000.00	\$0.00	\$0.00	
	STORAGE SHED FOR MAINTENANCE	1460		\$25,000.00	\$25,000.00	\$0.00	\$0.00	WORK TO BE BID MAR
	OPERATIONS	1406		\$10,772.00	\$10,772.00	\$0.00	\$0.00	
	FEES & COSTS							
CONTRACT FOR A & E	1430			\$38,000.00	\$38,000.00	\$0.00	\$0.00	TO BE BID OUT IN DEC
CONTINGENCY	1502			\$35,000.00	\$35,000.00	\$0.00	\$0.00	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date LYNN DETER 09/30/2004	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
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Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CIVIC PLAZA IL032-3	REPLACE/REPAIR/SEAL DOMESTIC WATER PIPING	1460		\$300,000.00	\$300,000.00	\$0.00	\$0.00	WORK TO BE BID IN M
	REPLACE CARPET IN COMMON AREAS, HALLWAYS, SIDE WALLS (POSSIBLE REMOVEAL OF ASBESTOS TILE UNDER CURRENT CARPET)	1450		\$42,000.00	\$42,000.00	\$0.00	\$0.00	WORK TO BE BID IN M
	ASBESTOS ABATEMENT (REMOVE TILE CURRENTLY UNDER CARPET)	1450		\$30,000.00	\$30,000.00	\$0.00	\$0.00	WORK TO BE BID IN M
	PAINT COMMON AREAS & HALLS	1450		\$25,000.00	\$25,000.00	\$0.00	\$0.00	WORK TO BE BID IN M
	INSTALL WINDOW TINT AND/OR VALANCES IN HALLWAYS AND COMMON AREA WINDOWS	1450		\$3,000.00	\$3,000.00	\$0.00	\$0.00	WOR TO BE BID IN MA
	RELOCATION (DUE TO ASBESTOS REMOVAL)	1495		\$20,000.00	\$20,000.00	\$0.00	\$0.00	WORK TO BE BID IN M
	ADD/REPLACE COMMUNITY ROOM FURNITURE	1475		\$8,000.00	\$8,000.00	\$0.00	\$0.00	WORK TO BE BID IN M
TOTAL GRANT				\$589,772.00	\$589,772.00	\$0.00	\$0.00	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date
 LYNN DETER 09/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement/Performance and Evaluation Report
Part III: Implementation Schedule
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
PHA WIDE	9/13/2006			9/13/2008			
IL 32-001	9/13/2006			9/13/2008			
IL32-002	9/13/2006			9/13/2008			
<small>(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement</small>				<small>(2) To be completed for the Performance and Evaluation Report</small>			
Signature of Executive Director and Date				Signature of Public Housing Director/Office of Native American Programs Administrator and Date			
LYNN DETER/EXECUTIVE DIRECTOR 9/3/2004							

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
IL 10-4 JOS FULTON / O.G. MANOR	INSTALL RAILINGS @ REAR STAIRS 10-4	1450	\$352.00		\$0.00		\$352.00			\$0.00		\$352.00	\$0.00			\$352.00
	LANDSCAPING @ 10-4A	1450	\$31,218.00		\$0.00		\$31,218.00			\$0.00		\$31,218.00	\$0.00			\$31,218.00
	LANDSCAPING @ 10-4B	1450	\$28,320.00		\$0.00		\$28,320.00			\$0.00		\$28,320.00	\$0.00			\$28,320.00
	INSTALL WROUGHT IRON FENCING	1450	\$4,900.00		\$0.00		\$4,900.00			\$0.00		\$4,900.00	\$0.00			\$4,900.00
	REGRADE SITE FOR RUNOFF	1450	\$22,500.00		\$0.00		\$22,500.00			\$0.00		\$22,500.00	\$0.00			\$22,500.00
	INSTALL DUMPSTERS, PADS & ENCL	1450	\$20,000.00		\$0.00		\$20,000.00			\$0.00		\$20,000.00	\$0.00			\$20,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$183,412.00		\$0.00		\$183,412.00			\$0.00		\$183,412.00	\$0.00			\$183,412.00
	REPLACE SIDEWALKS & STOOPS	1450	\$64,200.00		\$0.00		\$64,200.00			\$0.00		\$64,200.00	\$0.00			\$64,200.00
	INSTALL CEMENT SWALE	1450	\$18,400.00		\$0.00		\$18,400.00			\$0.00		\$18,400.00	\$0.00			\$18,400.00
IL 10-7 STREED TOWER	AIR HANDLER W/ CHILLER	1475	\$57,000.00		\$0.00		\$57,000.00			\$0.00		\$57,000.00	\$0.00			\$57,000.00
	BOILERS, PUMPS	1475	\$175,000.00		\$0.00		\$175,000.00			\$0.00		\$175,000.00	\$0.00			\$175,000.00
	DUCT FURNACES	1475	\$18,270.00		\$0.00		\$18,270.00			\$0.00		\$18,270.00	\$0.00			\$18,270.00
	ROOFTOP EXHAUST UNIT	1475	\$11,720.00		\$0.00		\$11,720.00			\$0.00		\$11,720.00	\$0.00			\$11,720.00
	REPLACE HOTWATER	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	REPLACE 1ST FLOOR HVAC	1475	\$24,400.00		\$0.00		\$24,400.00			\$0.00		\$24,400.00	\$0.00			\$24,400.00
IL 10-12 WARREN TOWER WARREN HEIGHTS	INSTALL POLE & WALL MTD SITE LIGHTS	1450	\$16,560.00		\$0.00		\$16,560.00			\$0.00		\$16,560.00	\$0.00			\$16,560.00
	INSTALL PLAYGROUND EQUIP 12B	1450	\$25,000.00		\$0.00		\$25,000.00			\$0.00		\$25,000.00	\$0.00			\$25,000.00
	PARKING/DRIVEWAY IMPROVEMENT	1450	\$130,400.00		\$0.00		\$130,400.00			\$0.00		\$130,400.00	\$0.00			\$130,400.00
	REPLACE RETAINING WALLS	1450	\$32,790.00		\$0.00		\$32,790.00			\$0.00		\$32,790.00	\$0.00			\$32,790.00
	REPLACE HOTWATER HEATERS 12A	1475	\$18,000.00		\$0.00		\$18,000.00			\$0.00		\$18,000.00	\$0.00			\$18,000.00
	HALLWAY MAKE-UP AIR UNIT W/ CHILLER	1475	\$61,952.00		\$0.00		\$61,952.00			\$0.00		\$61,952.00	\$0.00			\$61,952.00
MANAGEMENT IMPROVEMENTS	ADMIN STAFF TRAINING	1408	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
	MAINTENANCE STAFF TRAINING	1408	\$3,000.00		\$0.00		\$3,000.00			\$0.00		\$3,000.00	\$0.00			\$3,000.00
	DRUG ELIMINATION	1408	\$10,000.00		\$0.00		\$10,000.00			\$0.00		\$10,000.00	\$0.00			\$10,000.00
	RESIDENT JOB TRAINING	1408	\$15,000.00		\$0.00		\$15,000.00			\$0.00		\$15,000.00	\$0.00			\$15,000.00

GREATER METROPOLITAN AREA HOUSING AUTHORITY

WORK ITEM BREAKDOWN

CGP 708 - 1999 BUDGET

DEVELOPMT OR PROGRA	WORK ITEM DESCRIPTION	LINE#	BUDGET AMT	DESCRIPTION OF ITEM OBLG	OBL AMT	OBL DATE	OBL REMAIN	INV/PO #	REQ#	REQ AMT	REQ DAT	REQ REMAIN	EXP AMT	EXP DATE	CK #	EXP REMAIN
ADMINISTRATION	ADMIN SALARIES	1410	\$66,000.00		\$0.00		\$66,000.00			\$0.00		\$66,000.00	\$0.00			\$66,000.00
	ADMIN BENEFITS	1410	\$21,000.00		\$0.00		\$21,000.00			\$0.00		\$21,000.00	\$0.00			\$21,000.00
	CGP TRAVEL, TRAINING, MISC.	1410	\$5,000.00		\$0.00		\$5,000.00			\$0.00		\$5,000.00	\$0.00			\$5,000.00
FEES AND COSTS	A & E FEES	1430	\$70,000.00		\$0.00		\$70,000.00			\$0.00		\$70,000.00	\$0.00			\$70,000.00
CONTINGENCY	CONTINGENCY ACCOUNT	1502	\$77,546.00		\$0.00		\$77,546.00			\$0.00		\$77,546.00	\$0.00			\$77,546.00
	TOTALS		\$1,234,940.00		\$0.00		#####			\$0.00		\$1,234,940.00	\$0.00			\$1,234,940.00

Annual Statement/Performance and Evaluation Report
Part I: Summary
Comprehensive Grant Program

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

OMB ApI

ATTACHEI

Public Reporting Burden for this collection of information is estimated to average 75.0 hours per response, including the time for reviewing instructions, searching existing data sources, gather the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including sug this burden to the Reports Management Officer, Office of Information Policies and Systems, U.S. Department of Housing and Urban Development, Washington, D.C. 204-10-3600 and to the C and Budget, Paperwork Reduction Project (2577-0157), Washington, D.C. 20503. Do not send this completed form to either of these addresses.

HA Name: **Whiteside County Housing Authority** Comprehensive Grant Number: **IL06-P032-502-03** FFY of Grant Approval: **2003**

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement/Revision Number _____ Performance and Evaluation Report fc Ending: 05
 Final Performance and Evaluation Report

Line No.	Summary by Development Account		Total Estimated Cost		Actual Cost (2)	
			Original	Revised (1)	Obligated	
1	Total Non-CGP Funds					
2	1406	Operations (May not exceed 10% of line 19)				
3	1408	Management Improvements				\$0.00
4	1410	Administration				\$0.00
5	1411	Audit				
6	1415	Liquidated Damages				
7	1430	Fees and Costs				\$0.00
8	1440	Site Acquisition				
9	1450	Site Improvement	\$61,000.00	30,835.67		\$0.00
10	1460	Dwelling Structures	\$35,000.00	68,401.96		\$0.00
11	1465.1	Dwelling Equipment - Nonexpendable				
12	1470	Nondwelling Structures	\$0.00			
13	1475	Nondwelling Equipment				\$0.00
14	1485	Demolition				
15	1490	Replacement Reserve				
16	1495.1	Relocation Costs				\$0.00
17	1498	Mod Used for Development				
18	1502	Contingency (may not exceed 8% of line 19)	\$5,013.00	1,775.37		\$0.00
19	Amount of Annual Grant (Sum of lines 2-18)		\$101,013.00	\$101,013.00		\$0.00
20	Amount of line 19 Related to LBP Activities					
21	Amount of line 19 Related to Section 504 Compliance					
22	Amount of line 19 Related to Security					
23	Amount of line 19 Related to Energy Conservation Measure					

(1) To be completed for the Performance and Evaluation Report or a Revised Annual State (2) To be completed for the Perfomance and Evaluation Report

Signature of Executive Director & Date:

LYNN DETER/EXECUTIVE DIRECTOR 09/30/2004

Signature of Public Housing Director/Office of Native American Programs Administrator & Date:

PAGE 1 OF 1

Annual Statement/Performance and Evaluation Report
Part II: Supporting Pages
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	General Description of Major Major Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
COLOMA HOMES IL32-1	REMOVE/REPLACE GAS PIPING, INSTALL/REAPLCE END CAPS/ PLUGS, T'S, VALVES, FITTINGS	1460		\$20,000.00	\$12,345.43	\$12,345.43	\$0.00	CONTRACT SIGNED 8/
	REPLACE CARPETING IN ADMIN OFFICE	1470		\$5,013.00	\$0.00	\$0.00	\$0.00	FUNGED TO 501-03
	ADD/REPLACE SECURITY LIGHTS	1450		\$5,000.00	\$0.00	\$0.00	\$0.00	ITEM TO BE DONE AT .
CIVIC PLAZA IL32-3	ENLARGE/REPLACE MAIN WATER LINES INTO THE BUILDING	1450		\$35,000.00	\$30,835.67	\$30,835.67	\$240.00	CONTRACT SIGNED 8/
	REPLACE LARGE AIR COND. UNIT	1460		\$15,000.00	\$7,683.62	\$7,683.62	\$0.00	CONTRACT SIGNED 8/
	REPLACE EXTERIOR SEWER LINES	1450		\$21,000.00	\$0.00	\$0.00	\$0.00	ITEM DELETED - DOES TO BE DONE - CAMER. LINE CLEAR & OK
	CONTINGENCY	1502		\$0.00	\$1,775.37			
GARDEN HOMES IL 32-2	REPLACE STORM DOORS	1460		\$0.00	\$17,028.24	\$17,028.24	\$0.00	ITEM FUNGED FROM 5 CONTRACT SIGNED 8/
	REPLACE KITCHEN FAUCETS & VALVES & SINKS (INCLUDES COMMUNITY ROOM	1460		\$0.00	\$31,344.67	\$31,344.67	\$0.00	ITEM FUNGED FROM 5 CONTRACT SIGNED 8/
	TOTAL			\$101,013.00	\$101,013.00	\$99,237.63	\$240.00	

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Signature of Executive Director and Date

 LYNN DETER 09/30/2004

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Annual Statement/Performance and Evaluation Report
Part III: Implementation Schedule
 Comprehensive Grant Program (CGP)

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

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
IL 32-001	2/28/2006			2/28/2008			
IL32-002	2/28/2006			2/28/2008			
<small>(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement</small>				<small>(2) To be completed for the Performance and Evaluation Report</small>			
Signature of Executive Director and Date				Signature of Public Housing Director/Office of Native American Programs Administrator and Date			
LYNN DETER/EXECUTIVE DIRECTOR 9/8/2004							