

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

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# PHA Plans

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

**MO001v01**  
**Dated: July 15, 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:** St. Louis Housing Authority

**PHA Number:** MO-001

**PHA Fiscal Year Beginning:** October 1, 2005 (FY2005)

**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:

**The St. Louis Housing Authority (SLHA) commits to efficiently build and maintain desirable, affordable housing for residents of the St. Louis area through forthright leadership, innovative partnerships, progressive technology, and development of additional resources. We seek to improve the quality of life for our employees, residents, and the community by providing employment opportunities, education, training, and ethical, professional service.**

**B. Goals**

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

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

- PHA Goal: Expand the supply of assisted housing  
Objectives:
- Apply for additional rental vouchers if available
  - Reduce public housing vacancies: **Continue to aggressively market new and modernized units to reduce actual vacancy rates.**
  - Leverage private or other public funds to create additional housing opportunities: **SLHA is planning to develop a financial proposal that will be sent to HUD regarding the leveraging of Capital funds to expedite the backlog modernization needs of Public Housing units. SLHA anticipates leveraging \$30 million by September 30, 2006 through utilization of low income tax credits, tax-exempt bonds, or conventional financing.**

- Acquire or build units or developments: **SLHA will conduct market and demographic analysis to assist SLHA in developing a plan for acquisition(s) for new developments that will best serve the needs of the city. SLHA is projecting to acquire or build 250 units over the next five years, contingent upon funding availability.**
- Other (list below):
  
- PHA Goal: Improve the quality of assisted housing  
Objectives:
  - Improve public housing management: **(SLHA achieved a standard performer and will strive to become a “High Performer”, attaining a 90 or better on the next PHAS assessment and a 90 on the next SEMAP assessment.)**
  - Improve voucher management: **(Maintain a 95% or better utilization rate)**
  - Increase customer satisfaction: **(Continue efficient and timely response rate and follow-up via surveys.)**
    - 1) **SLHA is considering the implementation of an organization-wide call center to improve communications with our customers and public.**
    - 2) **To increase staff customer service training and knowledge of departmental responsibilities on a semi-annual basis.**
    - 3) **Development of an internet web site, which allows clients access to a wide variety of information including waiting list status, SLHA policies, employment opportunities, Procurement/Bid activities, Section 3 opportunities, on-line housing applications and related information within three years.**
  - Concentrate on efforts to improve specific management functions:
  - Renovate or modernize public housing units:
  - Demolish or dispose of obsolete public housing:
  - Provide replacement public housing: **(Site acquisitions and new construction of units as replacement housing for units lost through demolition: Eligible units—McMillan, Armand/Ohio, Vaughn, Cochran Gardens, Euclid, and Blumeyer.)**
  - Provide replacement vouchers:
  - Other: (list below)
  
- PHA Goal: Increase assisted housing choices  
Objectives:
  - Conduct outreach efforts to potential voucher landlords: **Continue to develop new strategies to recruit landlords in deconcentrated areas that will participate in the Section 8 Program.**
  - Increase voucher payment standards:
  - Implement voucher homeownership program: **DONE: March, 2003**

- Implement public housing or other homeownership programs: **SLHA has received approval of the 5 (h) Homeownership application submitted for the Lookaway Development. The program is in the implementation stage.**
- Implement public housing site based waiting lists: **SLHA has implemented site based waiting lists for greater resident choice of living area.**
- 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: **through mixed-finance and HOPE VI revitalization efforts. (Ongoing.)**
  - Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments: **Through the HOPE VI revitalization SLHA has been able to better promote income mixing through mixed-income developments. (Ongoing.)**
  - Implement public housing security improvements: **SLHA has implemented a new security contract with the City Police Department. Ongoing.**
  - Designate developments or buildings for particular resident groups: **SLHA has designated housing applications planned for several elderly developments. (HUD approved the SLHA designation plan for the Near South Side (Phase II-Les Chateaux) on 9/19/01. SLHA will submit an application to HUD for the approval to add Badenhaus, Badenfest, Cochran Towers, Parkview, Euclid Plaza, a new Vaughn Elderly building, and a new Blumeyer Elderly building.**
  - 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: **Monitor training and employment activities of assisted families monthly, quarterly, and yearly, such that support services will enhance earning capacity for economic development.**
  - Continue to provide or attract supportive services to improve recipients' employability: **Increase the number of partners as providers of support services to a minimum of 3 per year to address specific needs of assisted families.**

- Provide or attract supportive services to increase independence for the elderly or families with disabilities. **Ongoing.**
- 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: **On going outreach to least-likely to apply.**
  - 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.
  - Continue conducting Housing Quality Standard Inspections to ensure HCV participants are leasing suitable housing.
  - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required.
  - SLHA has developed, implemented and completed an accessibility modernization plan for creating additional accessible units to comply with Section 504 of the 1973 Rehabilitation Act.
  - SLHA will continue efforts to inform other agencies of available housing for “special needs” clients’ by emailing or sending out letters to a list of advocacy groups and by putting the information out on our website.
  - Other: (list below)

**Other PHA Goals and Objectives:**

PHA Goal: To expand housing opportunities

- Apply for 200 replacement vouchers per year for the next five years if vouchers are available and the market can absorb additional vouchers.
- Develop an additional 250 new Public Housing units in five years using the mixed-finance development method as long as funding is available.
- Develop an additional homeownership program to add 50 additional homeownership units targeted at current Public Housing residents in the next five years.

PHA Goal: To be more responsive to our customers and the general public

- To increase staff customer service training and knowledge of departmental responsibilities on a semi-annual basis.

- To decrease the number of customer complaints by 50% over the next 18 months, and by 100% within 3 years.
- Maximize SLHA's PHAS score for customer service by 50% by 10/1/05.

PHA Goal: To increase the use of technology

- Development of an internet web site, which allows clients access to a wide variety of information including waiting list status, SLHA policies, employment opportunities, Procurement/Bid activities, Section 3 opportunities, on-line housing applications and related information within three years.
- Replace current housing program software to updated user-friendly software system in two years.
- Add computer labs to one development per year for the next five years.

PHA Goal: To become a high performing agency.

- Increase PHAS score to 90 points by September 30, 2006.
- Increase SEMAP score to 90 by September 30, 2006.

PHA Goal: To build and maintain staff capacity

- Reduce voluntary turnover by 25% by 12/30/05 by focusing on employee moral and job satisfaction.
- Develop and implement a comprehensive training program by 12/30/05.
- Review method and procedures for hiring and develop a hiring plan by 9/31/05.

PHA Goal: To become less dependent on Federal funding

- Expand the capacity of SLHADDC to successfully compete with public and private sector entities in the next 5 years.
- Hire a grant writer to identify and obtain an additional \$500,000 by 9/30/05 and \$1,000,000 by 9/30/08.
- Investigate development opportunities for SLHA that are not limited to low-income housing and develop an action plan for implementation by 9/30/05.

**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 St. Louis Housing Authority prepared this Annual PHA Plan in compliance with Section 511 of the Quality Housing and Work Responsibility Act of 1998 and the ensuing HUD requirements.

The purpose of the Annual Plan is to provide a framework for local accountability and an easily identifiable source by which public housing residents, participants in the tenant-based assistance program and other members of the public may reference PHA policies, rules and requirements related to the operations, programs and services of the agency.

The Mission Statement and the Goals and Objectives are based on information gathered from various sources; including input from SLHA staff, residents, Section 8 Participants, Commissioners and the Consolidated Plan.

The policies on display with this Plan are designed to fulfill the Mission Statement and Goals and Objectives. The Admissions and Continued Occupancy Policy and Section 8 Administrative Plan are the two primary policies on display. These important documents cover the public

housing tenant selection and assignment plan, outreach services, PHA's responsibility to Section 8 owners/landlords, grievance procedures, etc.

The most important challenges to be met by the St. Louis Housing Authority during FY 2005 include:

- Improve operational efficiency in both the Public Housing and Section 8 programs to better serve the housing needs of low-income residents in the jurisdiction.
- Continue to improve Section 8 Program to maximize funding availability for financial stability of the Agency.
- Continue to implement both Section 8 and Public Housing Homeownership programs.
- Preserve and improve the public housing stock through the Capital Funds activities, including modernization of existing units and development of new units;
- Attain and maintain financial stability in light of ever decreasing funding levels and changing requirements;
- Continue to revitalize the Blumeyer community through the HOPE VI program;
- Identify, develop and leverage services to enable low-income families to become self-sufficient;
- Revitalize the Cochran community through the HOPE VI Revitalization program.
- Continue to develop the new Vaughn Elderly Complex through mixed-finance partnership.
- Complete the comprehensive modernization (Phase I) of Cochran Plaza Family Apartments through the Capital Fund Program.
- Complete the Near Southside HOPE VI Revitalization Program
- Update of the SLHA web site to include procurement documentation, job postings, and general information for clients.
- Enhancement of legacy system software for SLHA.

In closing, this Annual PHA Plan exemplifies the commitment of the St. Louis Housing Authority to meet the housing needs of the full range of low-income residents. The Housing Authority, in partnership with agencies from all levels of government, the business community, non-profit community groups, and residents will use this plan as a road map to reach the “higher quality of life” destination.

### **iii. Annual Plan Table of Contents**

[24 CFR Part 903.7 9 (r)]

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

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#### **Attachments**

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

#### Required Attachments:

- A** Admissions Policy for Deconcentration, (mo001a01)
- B & C** FFY 2005 Capital Fund Program Annual Statement (mo001b01 and mo001c01)
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

#### Optional Attachments:

- D** PHA Management Organizational Chart (mo001d01)
- E** FFY 2005 Capital Fund Program 5 Year Action Plan (mo001e01)
- Public Housing Drug Elimination Program (PHDEP) Plan

- F** Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text) (mo001f01)
- Other** (List below, providing each attachment name)
  - G** Certification from the City of St. Louis (mo001g01)
  - H** Certification of Compliance-Board Resolution-HUD form (mo001h01)
  - I** Certification for submission of Agency Plan-Board Resolution (mo001i01)
  - J** Certification of Payments to Influence Federal Transactions (mo001j01)
  - K** Certification for Drug-Free Workplace (mo001k01)
  - L** Disclosure of Lobbying Activities (mo001l01)
  - M** Annual Statement/Performance and Evaluation Report for CFP 501-02 (mo001m01)
  - N** Annual Statement/Performance and Evaluation Report for CFPRHF 501-02 (mo001n01)
  - O** Annual Statement/Performance and Evaluation Report for CFP 501-03 (mo001o01)
  - P** Annual Statement/Performance and Evaluation Report for CFP 502-03-2<sup>nd</sup> Increment of 50103 (mo001p01)
  - Q** Annual Statement/Performance and Evaluation Report for CFPRHF 501-03 (mo001q01)
  - R** Annual Statement/Performance and Evaluation Report for CFP 501-04 (mo001r01)
  - S** Annual Statement/Performance and Evaluation Report for CFPRHF 501-04 (mo001s01)
  - T** Section 8 Project-Based Vouchers Statement (mo001t01)
  - U** SLHA Pet Policy (mo001u01)
  - W** Resident Membership of the PHA Governing Board and Membership of the Resident Advisory Board or Boards (RAB) (mo001w01)
  - X** Community Service and Optional Programs for SLHA Tenants (mo001x01)
  - Y** Assessment of waiting lists demographic changes (mo001y01)

## Supporting Documents Available for Review

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

<b>List of Supporting Documents Available for Review</b>		
<b>Display Volume</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
Volume 1	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
Volume 1	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
Volume 1	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
Volume 1	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
Volume 1	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources;
Volume 2	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
Volume 2	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
Volume 2	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
Volume 2	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 (ACOP), Volume 2	Annual Plan: Rent Determination
Volume 2	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 (ACOP), Volume 2	Annual Plan: Rent Determination

<b>List of Supporting Documents Available for Review</b>		
<b>Display Volume</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
Volume 2	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan, Volume 2	Annual Plan: Rent Determination
Volume 2(a)	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Management Plans
Volume 2	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy (ACOP), Volume 2	Annual Plan: Grievance Procedures
Volume 2	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan, Volume 2	Annual Plan: Grievance Procedures
Volume 1	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
<b>N/A</b>	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	
<b>N/A</b>	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
Volume 3	Approved HOPE VI applications or, if more recent, approved HOPE VI Revitalization Plans or any other approved proposal for development of public housing: HOPE VI Revitalization for Darst-Webbe /Near Southside	Annual Plan: Capital Needs
Volume 3 (a)	Revitalization Plan Supplement for Darst-Webbe /Near Southside – Clinton Peabody Partial Demolition	Annual Plan: Capital Needs
Volume 3 (b)	Revitalization Plan Supplement for Darst-Webbe /Near Southside – Clinton Peabody Partial Disposition	Annual Plan: Capital Needs
Volume 3 (c)	Hope VI Revitalization for Blumeyer Hope VI Demolition Applications for Euclid Plaza, Cochran Gardens, Blumeyer Family, Vaughn Elderly, and Paul Simon	Annual Plan: Capital Needs
Volume 3 (d)	Hope VI Cochran Gardens Revitalization Application	Annual Plan: Capital Needs
Volume 3 (e)	Development Proposal/Approval for McMillan Manor	Annual Plan: Capital Needs
Volume 3 (f)	Site Acquisition/Approval for Fox Park East/Armand & Ohio	Annual Plan: Capital Needs
Volume 4	Approved applications for demolition and/or disposition of public housing: Partial Demolition of Armand & Ohio, McMillan Manor, Demolition of Euclid Plaza Townhomes, and Disposition of Warehouse Facility	Annual Plan: Demolition and Disposition
Volume 4 (a)	Partial Disposition of Cochran Gardens Phase I, Blumeyer Phase II, Disposition of Vaughn Elderly, Mark Twain, Carr Square (Land), and Partial Disposition of Cochran Plaza	Annual Plan: Demolition and Disposition
Volume 5	Mandatory (Section 202) Conversion Applications/Approvals for Cochran Gardens, Vaughn, Elderly, Blumeyer Elderly I & II, and Blumeyer Family Conversion Applications (as required by 24 CFR part 903.7j)	Annual Plan: Conversion of Public Housing Units
Volume 5 (a)	Unit Reconfiguration Conversion Applications/Approvals for Lafayette, Cochran Plaza, West Pine Elderly, and Parkview Elderly as required by 24 CFR part 970.2)	Annual Plan: Conversion of Public Housing Units

<b>List of Supporting Documents Available for Review</b>		
<b>Display Volume</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
Volume 6	Approved applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
Volume 6 (a)	Approved public housing homeownership programs/plans	Annual Plan: Homeownership
Volume 2	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan, Volume 2	Annual Plan: Homeownership
Volume 7	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
Volume 7	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
Volume 7	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
N/A	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
Volume 8	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

# 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							
<b>Family Type</b>	Overall	Afford-ability	Supply	Quality	Access-ability	Size	Location
Income <= 30% of AMI	26,567	5	5	5	5	5	5
Income >30% but <=50% of AMI	6,443	4	5	4	4	4	3
Income >50% but <80% of AMI	3,195	3	3	3	4	3	3
Elderly	13,766	3	2	2	3	2	3
Families with Disabilities	7,241	4	5	4	5	4	4
Caucasian	18,423	N/A	N/A	N/A	N/A	N/A	N/A
African American	17,016	N/A	N/A	N/A	N/A	N/A	N/A
American Indian	181	N/A	N/A	N/A	N/A	N/A	N/A
Asian	362	N/A	N/A	N/A	N/A	N/A	N/A
Other	223	N/A	N/A	N/A	N/A	N/A	N/A
Hispanic	391	N/A	N/A	N/A	N/A	N/A	N/A

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: **2000 - Volume I**
- U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset – **Volume I**
- American Housing Survey data  
Indicate year:
- Other housing market study  
Indicate year:
- Other sources: (list and indicate year of information) **HUD 2020, Market Study for Elderly Public Housing - Volume I**

## 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:			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b>			
If used, identify which development/sub-jurisdiction: <b>Carr Square (M036-P001-001)</b>			
	# of families	% of total families	Annual Turnover
Waiting list total	26		7
Extremely low income <=30% AMI	22	84.64	
Very low income (>30% but <=50% AMI)	4	15.38	
Low income (>50% but <80% AMI)	0	0	
Families with children	23	88.46	
Elderly families	2	7.69	
Families with Disabilities	2	7.69	
Caucasian	0	0	
African American	26	100	
American Indian/ Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	1	3.85	
2 BR	20	76.92	
3 BR	5	19.23	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	
Is the waiting list closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
How long has it been closed (# of months)? 33			
Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" 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 checked="" type="checkbox"/> Yes			

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Clinton Peabody (M036-P001-002)**

	# of families	% of total families	Annual Turnover
Waiting list total	489		188
Extremely low income <=30% AMI	476	97.34	
Very low income (>30% but <=50% AMI)	12	2.45	
Low income (>50% but <80% AMI)	1	0.20	
Families with children	365	74.64	
Elderly families	25	5.11	
Families with Disabilities	54	11.04	
Caucasian	11	2.25	
African American	476	97.34	
American Indian/Alaskan	0	0	
Asian	1	0.20	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	2	0.41	
1BR	106	21.68	
2 BR	224	45.81	
3 BR	115	23.52	
4 BR	36	7.36	
5 BR	3	0.61	
5+ BR	0	0	
Is the waiting list closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes How long has it been closed (# of months)? 0 (closed 4/1/05) 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			

### Housing Needs of Families on the Waiting List

Waiting list type:

- Section 8 tenant-based assistance  
 Public Housing  
 Combined Section 8 and Public Housing  
 **Public Housing Site-Based or sub-jurisdictional waiting list (optional)**  
 If used, identify which development/sub-jurisdiction: **Cochran Gardens & Plaza**  
**(M036-P001-003, 037)**

	# of families	% of total families	Annual Turnover
Waiting list total	158		67
Extremely low income <=30% AMI	147	93.04	
Very low income (>30% but <=50% AMI)	11	6.96	
Low income (>50% but <80% AMI)	0	0	
Families with children	133	84.18	
Elderly families	15	9.49	
Families with Disabilities	30	18.99	
Caucasian	2	1.27	
African American	150	94.94	
American Indian/Alaskan	1	0.63	
Asian	5	3.16	
<b>Characteristics by Bedroom Size (Public Housing Only)</b>			
0BR	1	0.63	
1BR	18	11.39	
2 BR	55	34.81	
3 BR	65	41.14	
4 BR	15	9.49	
5 BR	4	2.53	
5+ BR	0	0	

Is the waiting list closed?  No  Yes  
 How long has it been closed (# of months)? 13  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes

**\*\*\*Part of development is subject to 202 Viability Study**

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Vaughn Towers (M036-P001-006)**

	# of families	% of total families	Annual Turnover
Waiting list total	0		52
Extremely low income <=30% AMI	0	0	
Very low income (>30% but <=50% AMI)	0	0	
Low income (>50% but <80% AMI)	0	0	
Families with children	0	0	
Elderly families	0	0	
Families with Disabilities	0	0	
Caucasian	0	0	
African American	16	0	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	0	0	
2 BR	0	0	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	
Is the waiting list closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes How long has it been closed (# of months)? 12 Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" 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 checked="" type="checkbox"/> Yes <b>***Development is subject to 202 Viability Study</b>			

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Blumeyer Family (MO36-P001-009)**

	# of families	% of total families	Annual Turnover
Waiting list total	233		34
Extremely low income <=30% AMI	218	93.56	
Very low income (>30% but <=50% AMI)	12	5.15	
Low income (>50% but <80% AMI)	1	0.43	
Families with children	184	78.97	
Elderly families	10	4.29	
Families with Disabilities	29	12.45	
Caucasian	5	2.15	
African American	227	97.42	
American Indian/Alaskan	0	0	
Asian	1	0.43	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	43	18.45	
2 BR	117	50.21	
3 BR	58	24.89	
4 BR	11	4.72	
5 BR	4	1.72	
5+ BR	0	0	

Is the waiting list closed?  No  Yes (**Open for 3,4,5 BR only**)

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

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

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

**\*\*\*Development is subject to 202 Viability Study**

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Blumeyer Elderly I & II**  
**(MO36-P001-009)**

	# of families	% of total families	Annual Turnover
Waiting list total	0		79
Extremely low income <=30% AMI	0	0	
Very low income (>30% but <=50% AMI)	0	0	
Low income (>50% but <80% AMI)	0	0	
Families with children	0	0	
Elderly families	0	0	
Families with Disabilities	0	0	
Caucasian	0	0	
African American	0	0	
American Indian/ Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	0	0	
2 BR	0	0	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	
Is the waiting list closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes How long has it been closed (# of months)? 22 Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" 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 checked="" type="checkbox"/> Yes <b>***Development is subject to 202 Viability Study</b>			

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **James House (MO36-P001-010)**

	# of families	% of total families	Annual Turnover
Waiting list total	26		82
Extremely low income <=30% AMI	25	96.15	
Very low income (>30% but <=50% AMI)	1	3.85	
Low income (>50% but <80% AMI)	0	0	
Families with children	0	0	
Elderly families	20	76.92	
Families with Disabilities	23	88.46	
Caucasian	3	11.54	
African American	22	84.62	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	2	7.69	
1BR	24	92.31	
2 BR	0	0	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes

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

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

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

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Euclid Plaza Elderly (MO36-P001-013B)**

	# of families	% of total families	Annual Turnover
Waiting list total	46		67
Extremely low income <=30% AMI	46	100	
Very low income (>30% but <=50% AMI)	0	0	
Low income (>50% but <80% AMI)	0	0	
Families with children	4	8.7	
Elderly families	23	50	
Families with Disabilities	37	80.43	
Caucasian	2	4.35	
African American	44	95.65	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	1	2.17	
1BR	34	73.91	
2 BR	9	19.57	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes

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

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

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

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **West Pine (MO36-P001-017)**

	# of families	% of total families	Annual Turnover
Waiting list total	140		22
Extremely low income <=30% AMI	135	96.43	
Very low income (>30% but <=50% AMI)	3	2.14	
Low income (>50% but <80% AMI)	2	1.43	
Families with children	1	0.71	
Elderly families	78	55.71	
Families with Disabilities	117	83.57	
Caucasian	13	9.29	
African American	123	87.86	
American Indian/Alaskan	0	0	
Asian	1	0.71	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	8	5.71	
1BR	127	90.71	
2 BR	5	3.57	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes

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

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

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

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### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Kingsbury (MO36-P001-018)**

	# of families	% of total families	Annual Turnover
Waiting list total	51		89
Extremely low income <=30% AMI	51	100	
Very low income (>30% but <=50% AMI)	0	0	
Low income (>50% but <80% AMI)	0	0	
Families with children	1	1.96	
Elderly families	20	39.22	
Families with Disabilities	36	70.59	
Caucasian	1	1.96	
African American	50	98.04	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	1	1.96	
1BR	46	90.2	
2 BR	2	3.92	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes

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

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

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

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Parkview (MO36-P001-019)**

	# of families	% of total families	Annual Turnover
Waiting list total	142		96
Extremely low income <=30% AMI	139	97.89	
Very low income (>30% but <=50% AMI)	2	1.41	
Low income (>50% but <80% AMI)	1	0.70	
Families with children	4	2.82	
Elderly families	70	49.30	
Families with Disabilities	118	83.10	
Caucasian	14	9.86	
African American	124	87.32	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	6	4.23	
1BR	131	92.25	
2 BR	0	0	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes

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

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

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

### Housing Needs of Families on the Waiting List

Waiting list type:

- Section 8 tenant-based assistance  
 Public Housing  
 Combined Section 8 and Public Housing  
 **Public Housing Site-Based or sub-jurisdictional waiting list (optional)**  
 If used, identify which development/sub-jurisdiction: **Warwood Family & Elderly**  
**(MO36-P001-024)**

	# of families	% of total families	Annual Turnover
Waiting list total	160		157
Extremely low income <=30% AMI	159	99.38	
Very low income (>30% but <=50% AMI)	1	0.63	
Low income (>50% but <80% AMI)	0	0	
Families with children	76	47.50	
Elderly families	48	30	
Families with Disabilities	50	31.25	
Caucasian	1	0.63	
African American	142	88.75	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	17	10.63	
1BR	63	39.38	
2 BR	10	6.25	
3 BR	67	41.88	
4 BR	3	1.88	
5 BR	0	0	
5+ BR	0	0	

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

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Badenhaus/Badenfest**  
**(MO36-P001-028,-039)**

	# of families	% of total families	Annual Turnover
Waiting list total	40		20
Extremely low income <=30% AMI	38	95	
Very low income (>30% but <=50% AMI)	2	5	
Low income (>50% but <80% AMI)	0	0	
Families with children	2	5	
Elderly families	22	55	
Families with Disabilities	31	77.50	
Caucasian	2	5	
African American	36	90	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	2	5	
1BR	35	87.50	
2 BR	2	5	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

<b>Housing Needs of Families on the Waiting List</b>	
Waiting list type: <input type="checkbox"/> Section 8 tenant-based assistance <input type="checkbox"/> Public Housing <input type="checkbox"/> Combined Section 8 and Public Housing <input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b> If used, identify which development/sub-jurisdiction: <b><u>Badenhaus/Badenfest</u></b> <div style="text-align: right;"><b>(MO36-P001-028,-039)</b></div>	
Is the waiting list closed? <input checked="" type="checkbox"/> No <input type="checkbox"/> 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 checked="" type="checkbox"/> Yes	

<b>Housing Needs of Families on the Waiting List</b>			
Waiting list type: <input type="checkbox"/> Section 8 tenant-based assistance <input type="checkbox"/> Public Housing <input type="checkbox"/> Combined Section 8 and Public Housing <input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b> If used, identify which development/sub-jurisdiction: <b><u>LaSalle Park (MO36-P001-034)</u></b>			
	# of families	% of total families	Annual Turnover
Waiting list total	599	82	82
Extremely low income <=30% AMI	554	92.49	
Very low income (>30% but <=50% AMI)	41	6.84	
Low income (>50% but <80% AMI)	4	0.67	
Families with children	563	93.99	
Elderly families	38	6.34	
Families with Disabilities	49	8.18	
Caucasian	7	1.17	
African American	587	98	
American Indian/Alaskan	1	0.17	
Asian	3	0.50	
Characteristics by Bedroom Size (Public			

Housing Needs of Families on the Waiting List			
Waiting list type:			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b>			
If used, identify which development/sub-jurisdiction: <b>LaSalle Park (MO36-P001-034)</b>			
Housing Only)			
0BR	0	0	
1BR	8	1.34	
2 BR	361	60.27	
3 BR	138	23.04	
4 BR	85	14.19	
5 BR	0	0	
5+ BR	0	0	
Is the waiting list closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
How long has it been closed (# of months)? 1			
Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" 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 checked="" type="checkbox"/> Yes			

Housing Needs of Families on the Waiting List			
Waiting list type:			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b>			
If used, identify which development/sub-jurisdiction: <b>Murphy Park</b> <b>(MO36-P001-044,-045,-046)</b>			
	# of families	% of total families	Annual Turnover
Waiting list total	384		73
Extremely low income <=30% AMI	292	76.04	
Very low income (>30% but <=50% AMI)	79	20.57	
Low income (>50% but <80% AMI)	10	2.60	
Families with children	338	88.02	
Elderly families	35	9.11	

Housing Needs of Families on the Waiting List			
Waiting list type:			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b>			
If used, identify which development/sub-jurisdiction: <u>Murphy Park</u> (MO36-P001-044,-045,-046)			
Families with Disabilities	64	16.67	
Caucasian	0	0	
African American	384	100	
American Indian/ Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	19	4.95	
2 BR	199	51.82	
3 BR	122	31.77	
4 BR	43	11.20	
5 BR	0	0	
5+ BR	1	0.26	
Is the waiting list closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
How long has it been closed (# of months)? 8			
Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" 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 checked="" type="checkbox"/> Yes			

Housing Needs of Families on the Waiting List			
Waiting list type:			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input checked="" type="checkbox"/> <b>Public Housing Site-Based or sub-jurisdictional waiting list (optional)</b>			
If used, identify which development/sub-jurisdiction: <u>Northside Scattered</u> (MO36-P001-021,-022,-023,-038)			
	# of families	% of total families	Annual Turnover
Waiting list total	228		64

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Northside Scattered**  
**(MO36-P001-021,-022,-023,-038)**

Extremely low income <=30% AMI	215	94.30	
Very low income (>30% but <=50% AMI)	10	4.39	
Low income (>50% but <80% AMI)	2	0.88	
Families with children	209	91.67	
Elderly families	8	3.51	
Families with Disabilities	19	8.33	
Caucasian	6	2.63	
African American	221	96.93	
American Indian/Alaskan	0	0	
Asian	1	0.44	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	9	3.95	
2 BR	125	54.82	
3 BR	74	32.46	
4 BR	16	7.02	
5 BR	4	1.75	
5+ BR	0	0	

Is the waiting list closed?  No  Yes

How long has it been closed (# of months)? 0 (closed 4/1/05)

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

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

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction: **Southside Scattered Sites**  
**(MO36-P001-041,-042)**

	# of families	% of total families	Annual Turnover
Waiting list total	295		160
Extremely low income <=30% AMI	278	94.24	
Very low income (>30% but <=50% AMI)	14	4.75	
Low income (>50% but <80% AMI)	2	0.68	
Families with children	160	54.24	
Elderly families	47	15.93	
Families with Disabilities	53	17.97	
Caucasian	17	5.76	
African American	251	85.08	
American Indian/Alaskan	2	0.68	
Asian	23	7.80	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	119	40.34	
2 BR	99	33.56	
3 BR	67	22.71	
4 BR	7	2.37	
5 BR	3	1.02	
5+ BR	0	0	

Is the waiting list closed?  No  Yes (**Open for 0 and 1 Bedroom only**)  
 How long has it been closed (# of months)?  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes

### Housing Needs of Families on the Waiting List

**Waiting list type:**

- Section 8 tenant-based assistance  
 Public Housing  
 Combined Section 8 and Public Housing  
 **Public Housing Site-Based or sub-jurisdictional waiting list (optional)**  
 If used, identify which development/sub-jurisdiction: **King Louis Square**  
**(MO36-P001-047,-049)**

	# of families	% of total families	Annual Turnover
Waiting list total	97		6
Extremely low income <=30% AMI	89	91.75	
Very low income (>30% but <=50% AMI)	8	8.25	
Low income (>50% but <80% AMI)	0	0	
Families with children	88	90.72	
Elderly families	5	5.15	
Families with Disabilities	4	4.12	
Caucasian	0	0	
African American	97	100	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	2	2.06	
2 BR	93	95.88	
3 BR	2	2.06	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes  
 How long has it been closed (# of months)? 31  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes

### Housing Needs of Families on the Waiting List

**Waiting list type:**

- Section 8 tenant-based assistance  
 Public Housing  
 Combined Section 8 and Public Housing  
 **Public Housing Site-Based or sub-jurisdictional waiting list (optional)**  
 If used, identify which development/sub-jurisdiction: **Les Chateaux (MO36-P001-048)**

	# of families	% of total families	Annual Turnover
Waiting list total	26		36
Extremely low income <=30% AMI	23	88.46	
Very low income (>30% but <=50% AMI)	3	11.54	
Low income (>50% but <80% AMI)	0	0	
Families with children	1	3.85	
Elderly families	26	100	
Families with Disabilities	16	61.54	
Caucasian	0	0	
African American	26	100	
American Indian/Alaskan	0	0	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	22	84.62	
2 BR	4	15.38	
3 BR	0	0	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes (**Open for 2 BR only**)  
 How long has it been closed (# of months)?  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes

### Housing Needs of Families on the Waiting List

**Waiting list type:**

- Section 8 tenant-based assistance  
 Public Housing  
 Combined Section 8 and Public Housing  
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)  
**If used, identify which development/sub-jurisdiction: Fox Park East (MO36-P001-035)**

	# of families	% of total families	Annual Turnover
Waiting list total	21		2
Extremely low income <=30% AMI	20	95.24	
Very low income (>30% but <=50% AMI)	1	4.76	
Low income (>50% but <80% AMI)	0	0	
Families with children	20	95.24	
Elderly families	1	4.76	
Families with Disabilities	5	23.81	
Caucasian	0	0	
African American	21	100	
American Indian/Alaskan	0	0	
Asian	0	0	

Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0	
1BR	0	0	
2 BR	0	0	
3 BR	21	100	
4 BR	0	0	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes  
 How long has it been closed (# of months)? 10  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes

### Housing Needs of Families on the Waiting List

**Waiting list type:**

- Section 8 tenant-based assistance  
 Public Housing  
 Combined Section 8 and Public Housing  
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)  
**If used, identify which development/sub-jurisdiction: Renaissance Place at Grand  
 (MO36-P001-050)**

	# of families	% of total families	Annual Turnover
Waiting list total	165		18 *
Extremely low income <=30% AMI	152	92.12	
Very low income (>30% but <=50% AMI)	12	7.27	
Low income (>50% but <80% AMI)	1	0.61	
Families with children	141	85.45	
Elderly families	15	9.09	
Families with Disabilities	24	14.55	
Caucasian	2	1.21	
African American	163	98.79	
American Indian/Alaskan	0	0	
Asian	0	0	
<b>Characteristics by Bedroom Size (Public Housing Only)</b>			
0BR	0	0	
1BR	15	9.09	
2 BR	140	84.85	
3 BR	9	5.45	
4 BR	1	0.61	
5 BR	0	0	
5+ BR	0	0	

Is the waiting list closed?  No  Yes  
 How long has it been closed (# of months)? 1  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes  
**\* New Development turnover is an estimate**

### Housing Needs of Families on the Waiting List

Waiting list type:

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

If used, identify which development/sub-jurisdiction:

	# of families	% of total families	Annual Turnover
<b>Waiting list total</b>	3793		981
Extremely low income <=30% AMI	3496	92.17	
Very low income (>30% but <=50% AMI)	271	7.14	
Low income (>50% but <80% AMI)	21	0.55	
Families with children	2495	65.78	
Elderly families	92	2.43	
Families with Disabilities	241	6.35	
Caucasian	112	2.95	
African American	3668	96.70	
American Indian/Alaskan	5	.13	
Asian	3	.08	
Characteristics by Bedroom Size (Public Housing Only)	N/A		
1BR			
2 BR			
3 BR			
4 BR			
5 BR			
5+ BR			

Is the waiting list closed?  No  Yes If yes:  
 How long has it been closed (# of months)? 26  
 Does the PHA expect to reopen the list in the PHA Plan year?  No  Yes  
 Does the PHA permit specific categories of families onto the waiting list, even if generally closed?  No  Yes

### 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 40% of median**

**Strategy 1: Target available assistance to families at or below 40 % of AMI**

- 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**

- 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:**

- 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:**

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

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

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

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

**Strategy 2: Conduct activities to affirmatively further fair housing**

- 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.

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
<b>1. Federal Grants (FFY 2005 grants)</b>		
a) Public Housing Operating Fund	13,236,841	
b) Public Housing Capital Fund	12,550,205	
c) Public Housing Replacement Housing Factor	4,593,227	
d) HOPE VI Revitalization	0	
e) HOPE VI Demolition	0	
f) Annual Contributions for Section 8 Tenant-Based Assistance	31,431,692	
g) Public Housing Drug Elimination Program (including any Technical Assistance funds)	0	
h) Resident Opportunity and Self-Sufficiency Grants	500,000	
i) Resident Opportunity and Self-Sufficiency Grants	63,000	FFS Coordinator for Public Housing Program
j) Resident Opportunity and Self-Sufficiency Grants	51,980	FFS Coordinator for Housing Choice Voucher Program
k) Community Development Block Grant	0	
l) HOME	0	
Other Federal Grants (list below)		
Moderate Rehabilitation	388,835	Assistance Payments
Single Room Occupancy (SRO)	124,862	Assistance Payments
<b>2. Prior Year Federal Grants (unobligated funds only) (list below)</b>		
FFY 2004-MO36P00150104	12,550,205	Capital Improvements
FFY 2004-MO36R00150104	4,593,227	Replacement Housing
FFY 2003-MO36P00150103	7,936,568	Capital Improvements
FFY 2003-MO36R00150103	3,822,345	Replacement Housing
FFY 2003-MO36P00150203	3,085,774	Capital Improvements
FFY 2002-MO36R00150102	1,775,663	Replacement Housing
MO36URD001I195	13,765,377	HOPE VI-Darst Webbe
MO36URD001I101	17,163,408	HOPE VI-Blumeyer I
MO36URD001I	20,000,000	HOPE VI – Cochran Gardens I
<b>3. Public Housing Dwelling Rental Income</b>	5,623,198	PHA Operations
<b>4. Other income (list below)</b>		
Interest on Investments	133,019	PHA Operations
Other (Charges to Residents)	471,827	PHA Operations

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
<b>5. Non-federal sources</b> (list below)	0	
<b>Total resources</b>	<b>153,861,253</b>	

### **3. PHA Policies Governing Eligibility, Selection, and Admissions**

[24 CFR Part 903.7 9 (c)]

#### **A. Public Housing**

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

##### **(1) Eligibility**

(1) When does the PHA verify eligibility for admission to public housing?

- When families are within a certain number of being offered a unit: (state number)
- When families are within a certain time of being offered a unit: 120 days
- Other: (describe)

b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing?

- Criminal or Drug-related activity
- Rental history
- Housekeeping
- Other (describe)

c.  Yes  No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?

d.  Yes  No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

e.  Yes  No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

##### **(2) Waiting List Organization**

a. Which methods does the PHA plan to use to organize its public housing waiting list?

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)

(2) Where may interested persons apply for admission to public housing?

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

(3) 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? 21
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? One (1)
3.  Yes  No: May families be on more than one list simultaneously?  
If yes, how many lists? Two (2)
4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists?

- 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?
  - 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?

\*The number of families on the public housing wait list below 30% of the median area income far exceeds 40%.

b. Transfer policies:

In what circumstances will transfers take precedence over new admissions?

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

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?

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:

- 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): **Applicant or family-head/spouse working part time or having received notification of starting employment.**

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.

**5 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:

- 1 Working families and those unable to work because of age or disability
- Veterans and veterans’ families
- Residents who live and/or work in the jurisdiction
- 3 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)
- 3 Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below) **Applicant or family-head/spouse working part time –2; Notification of starting employment – 4.**

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?

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

b. How often must residents notify the PHA of changes in family composition?

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

**(6) Deconcentration and Income Mixing**

a.  Yes  No: Does the PHA have any general occupancy (family) public housing developments covered by the deconcentration rule? If no, this section is complete. If yes, continue to the next question.

b.  Yes  No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments? If no, this section is complete.

Deconcentration Policy for Covered Developments			
Development Name:	Number of Units	Explanation (if any) [see step 4 at §903.2(c)(1)(iv)]	Deconcentration policy (if no explanation) [see step 5 at §903.2(c)(1)(v)]
Carr Square	124	Carr Square is a Hope I site where the remaining Public Housing units are to be converted to cooperative ownership.	**See Below
LaSalle Park	148	Developments are being consistent with furthering the goals of deconcentration and poverty	**See Below

\*\*Refer to Admissions Policy (ACOP) – Section V, Tenant Selection, which promotes deconcentration of poverty and income mixing.

**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?
  - 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?
  - Criminal or drug-related activity
  - Other:  
**Name and address of current and previous landlord, if available**

**(2) Waiting List Organization**

- a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged?
  - 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?
  - 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: **Extension to 60 days upon request; extension up to 240 in certain circumstances.**

**(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?

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:

- 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)

\*Disabled

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.

4 Date and Time

Former Federal preferences

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

Other preferences:

- 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?

- 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”: **N/A**

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

6. Relationship of preferences to income targeting requirements:

- 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?

- 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)  
Referrals from other Agencies (Shelter-Care Plus and Family Unification)  
Pamphlets to targeted populations

**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:

- 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?

- \$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:

- (1) Family awaiting eligibility determination to receive assistance under the Immigration & Nationality Act.
- (2) Family income decrease due to changed circumstances such as separation, divorce, abandonment, or loss of employment.

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:

Residents selecting to pay flat rent are charged at a rate that is less than 30%.

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

- For the earned income of a previously unemployed household member  
 For increases in earned income  
**(until the next re-exam as long as reported within 30 days of event)**  
 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)
  - Yes for all developments (However, the adoption of Flat Rents has made this obsolete.
  - Yes but only for some developments
  - No
2. For which kinds of developments are ceiling rents in place?
  - 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.
  - Market comparability study
  - Fair market rents (FMR)
  - 95<sup>th</sup> percentile rents
  - 75 percent of operating costs
  - 100 percent of operating costs for general occupancy (family) developments
  - Operating costs plus debt service
  - The "rental value" of the unit
  - Other (list below)

f. Rent re-determinations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent?
  - Never
  - At family option
  - Any time the family experiences an income increase
  - Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)
  - Other (list below)

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

## **(2) Flat Rents**

1. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability?

- 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?

- 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? **N/A**

- FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area  
 The PHA has chosen to serve additional families by lowering the payment standard  
 Reflects market or submarket  
 Other (list below)

- c. If the payment standard is higher than FMR, why has the PHA chosen this level?

- 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?

Annually

Other (list below)

e. What factors will the PHA consider in its assessment of the adequacy of its payment standard?

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?

\$0

\$1-\$25

\$26-\$50

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

(1) The family's income has decreased because of changed circumstances, loss or reduction of employment, death in the family which results in income reduction or funeral expenses; and reduction in or loss of earnings or other assistance;

(2) The family has experienced an increase in expenses, because of changed circumstances, for un-reimbursed medical costs, child care, transportation, education, or similar items;

(3) The SLHA may include other reasonable financial hardship circumstances which may be applied on a case by case basis at management discretion.

## **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 must parts C (2)

8  
must  
parts  
C (2)

only PHAs  
complete  
A, B, and

A.

<b>Program Name</b>	<b>Units or Families Served at Year Beginning</b>	<b>Expected Turnover</b>
Public Housing	2670	1272
Section 8 Vouchers	5497	982
Section 8 Certificates	0	0
Section 8 Mod Rehab	50	34
Special Purpose Section 8 Certificates/Vouchers (list individually)		
<b>Family Unification</b>	8	5
<b>Single Room Occupancy</b>	47	5
Public Housing Drug Elimination Program (PHDEP)	0	0
Other Federal Programs(list individually)		

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.)

### 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)

- **Management Plans (Private Managers)**
- **Work Order System**
- **Pest Eradication Plan**
- **Maintenance/Preventive Maintenance Plan**

- Annual/ Systems Inspection Plan
- Admissions and Occupancy Policy
- Dwelling Lease
- Fair Housing Policy
- Grievance Procedures
- Tenant Selection and Assignment Plan
- Termination and Eviction
- Transfer and Transfer Waiting List
- Pet Policy for Elderly
- Resident Programs Resolution
- Section 3 Plan (Resolution)
- Cooperative Agreement between TANF and SLHA (South Side Redevelopment area only)

(2) Section 8 Management: (list below)

- Section 8 Administrative Plan
- Section 8 and SEMAP Procedures

## **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?

- 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?

- 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 B and C (mo001b01.xls and mo001c01.xls)

-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 E (mo001e01.xls)

-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)** *Note: There are Capital Funds of \$5 million in the Phase IVC, Clinton Peabody.*

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: **Darst-Webbe**

2. Development (project) number: **MO36P001007, MO36P001007A**

3. Status of grant: (select the statement that best describes the current status)

- Revitalization Plan under development
- Revitalization Plan submitted, pending approval
- Revitalization Plan approved
- Activities pursuant to an approved Revitalization Plan underway

1. Development name: **Arthur A. Blumeyer**

2. Development (project) number: **MO36P001009**

3. Status of grant: (select the statement that best describes the current status)

- Revitalization Plan under development
- Revitalization Plan submitted, pending approval
- Revitalization Plan approved
- Activities pursuant to an approved Revitalization Plan underway

1. Development name: **Cochran Gardens**

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2. Development (project) number: **MO36P001003**

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:

**Future applications could be developed for the Near North Side to include Cochra Gardens Phase II and Blumeyer Phase II.**

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: **Near South Side Phases III and IV, Blumeyer Phase I, II, III and IV, Vaughn Elderly, Cochran Gardens Phase I & II, Kingsbury Elderly and Cochran Plaza Phase II & III.**

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.)

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Vaughn Towers</b>
1b. Development (project) number: <b>MO36P001006</b>

2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: <u>(12/05/00)</u>
5. Number of units affected: <u>112</u>
6. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 03/15/06 b. Projected end date of activity: 12/15/06

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Cochran Gardens</b> 1b. Development (project) number: MO036P001003
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: <u>(12/05/00)</u>
5. Number of units affected: 531
6. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 5/20/02 b. Projected end date of activity: 12/5/06

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Blumeyer Elderly</b> 1b. Development (project) number: MO036P001009A&E
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/>

Submitted, pending approval <input type="checkbox"/>
Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: <u>(12/05/00)</u>
5. Number of units affected: <b>588</b>
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 12/01/05 b. Projected end date of activity: 12/31/06

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Vaughn Family – Warehouse Facility</b>
1b. Development (project) number: MO036P001006
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: <u>(3/12/02)</u>
5. Number of units affected: 0
6. Coverage of action <input checked="" type="checkbox"/> Part of the development: Non-dwelling maintenance/warehouse facility. <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 3/12/02 b. Projected end date of activity: 10/30/06

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Carr Square</b>
1b. Development (project) number: MO036P001001
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>

<p>3. Application status          Approved <input checked="" type="checkbox"/>          Submitted, pending approval <input type="checkbox"/>          Planned application <input type="checkbox"/></p>
<p>4. Date application <u>approved</u>, submitted, or planned for submission: <u>(7/06/04)</u></p>
<p>5. Number of units affected: 0</p>
<p>6. Coverage of action  <input checked="" type="checkbox"/> Part of the development  <input type="checkbox"/> Total development</p>
<p>7. Timeline for activity:          a. Actual or projected start date of activity: 7/06/04          b. Projected end date of activity: 12/31/06</p>

<b>Demolition/Disposition Activity Description</b>
<p>1a. Development name: <b>McMillan Manor</b>            1b. Development (project) number: MO36P001016</p>
<p>2. Activity type: Demolition <input checked="" type="checkbox"/>            Disposition <input type="checkbox"/></p>
<p>3. Application status          Approved <input checked="" type="checkbox"/>          Submitted, pending approval <input type="checkbox"/>          Planned application <input type="checkbox"/></p>
<p>4. Date application <u>approved</u>, submitted, or planned for submission: <u>(1/15/03)</u></p>
<p>5. Number of units affected: 14</p>
<p>6. Coverage of action  <input checked="" type="checkbox"/> Part of the development  <input type="checkbox"/> Total development</p>
<p>7. Timeline for activity:          a. <u>Actual</u> or projected start date of activity: 3/30/05          b. Projected end date of activity: 5/30/05</p>

<b>Demolition/Disposition Activity Description</b>
<p>1a. Development name: <b>Mark Twain</b>            1b. Development (project) number: MO036P00121</p>
<p>2. Activity type: Demolition <input type="checkbox"/>            Disposition <input checked="" type="checkbox"/></p>

3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, <u>submitted</u> , or planned for submission: (4/19/04)
5. Number of units affected: 18
6. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or <u>projected</u> start date of activity: 6/30/05 b. Projected end date of activity: 12/15/05

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Vaughn Elderly</b>
1b. Development (project) number: MO36P001006A
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: (12/08/04)
5. Number of units affected: 0 (land only)
6. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 12/15/05 b. Projected end date of activity: 12/15/05

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Cochran Plaza – Phase I</b>
1b. Development (project) number: MO36P001037
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>

<p>3. Application status</p> <p>Approved <input checked="" type="checkbox"/></p> <p>Submitted, pending approval <input type="checkbox"/></p> <p>Planned application <input type="checkbox"/></p>
<p>4. Date application <u>approved</u>, submitted, or planned for submission: <u>(12/08/04)</u></p>
<p>5. Number of units affected: 2 of 6</p>
<p>6. Coverage of action</p> <p><input checked="" type="checkbox"/> Part of the development</p> <p><input type="checkbox"/> Total development</p>
<p>7. Timeline for activity:</p> <p>a. Actual or projected start date of activity: 8/05/04</p> <p>b. Projected end date of activity: 3/04/05</p>

<b>Demolition/Disposition Activity Description</b>
<p>1a. Development name: <b>Cochran Plaza – Phase II &amp; III</b></p> <p>1b. Development (project) number: MO36P001037</p>
<p>2. Activity type: Demolition <input checked="" type="checkbox"/></p> <p style="padding-left: 100px;">Disposition <input type="checkbox"/></p>
<p>3. Application status</p> <p>Approved <input checked="" type="checkbox"/></p> <p>Submitted, pending approval <input type="checkbox"/></p> <p>Planned application <input type="checkbox"/></p>
<p>4. Date application <u>approved</u>, submitted, or planned for submission: <u>(12/08/04)</u></p>
<p>5. Number of units affected: 4 of 6</p>
<p>6. Coverage of action</p> <p><input checked="" type="checkbox"/> Part of the development</p> <p><input type="checkbox"/> Total development</p>
<p>7. Timeline for activity:</p> <p>a. Actual or projected start date of activity: 1/30/06</p> <p>b. Projected end date of activity: 3/30/06</p>

<b>Demolition/Disposition Activity Description</b>
<p>1a. Development name: <b>Cochran Plaza – Phase II &amp; III</b></p> <p>1b. Development (project) number: MO36P001037</p>

2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (5/30/05)
5. Number of units affected: 94
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 10/30/05 b. Projected end date of activity: 10/30/05

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Kingsbury Terrace</b> 1b. Development (project) number: MO36P001018
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: (5/30/05)
5. Number of units affected: 147
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 10/30/05 b. Projected end date of activity: 10/30/05

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>James House</b> 1b. Development (project) number: MO36P001010

2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(5/30/06)</u>
5. Number of units affected: 155
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 10/30/06 b. Projected end date of activity: 10/30/06

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Cochran Gardens (HOPE VI)</b> 1b. Development (project) number: MO36P001003
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, <u>submitted</u> , or planned for submission: <u>(2/23/05)</u>
5. Number of units affected: (land only)
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 2/23/05 b. Projected end date of activity: 6/30/05

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Cochran Gardens (HOPE VI)</b> 1b. Development (project) number: MO36P001003

2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(2/23/06)</u>
5. Number of units affected: (land only)
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 2/23/06 b. Projected end date of activity: 6/28/06

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Blumeyer Family (HOPE VI)</b> 1b. Development (project) number: MO36P001009
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: <u>(12/08/04)</u>
5. Number of units affected: (land only)
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 9/30/04 b. Projected end date of activity: 9/30/04

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Blumeyer Family (HOPE VI)</b> 1b. Development (project) number: MO36P001009
2. Activity type: Demolition <input checked="" type="checkbox"/>

Disposition <input type="checkbox"/>
3. Application status Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application <u>approved</u> , submitted, or planned for submission: <u>(10/31/04)</u>
5. Number of units affected: 28
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 11/11/0 b. Projected end date of activity: 1/11/05

<b>Demolition/Disposition Activity Description</b>
1a. Development name: <b>Blumeyer Family</b>
1b. Development (project) number: To be determined
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application <u>approved</u> , submitted, or <u>planned</u> for submission: <u>(12/28/05)</u>
5. Number of units affected: 86
6. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 11/29/06 b. Projected end date of activity: 11/29/06

**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.

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Badenfest Elderly</b> 1b. Development (project) number: MO36P001039
2. Designation type: Occupancy by only the 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 Approved; included in the PHA’s Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date this designation approved, submitted, or <u>planned for submission</u> : (9/19/06)
5. If approved, will this designation constitute a <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 21 7. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Badenhaus Elderly</b> 1b. Development (project) number: MO36P001028
2. Designation type:

Occupancy by only the 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 Approved; included in the PHA's Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: <u>(9/19/06)</u>
5. If approved, will this designation constitute a <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: <u>100</u> 7. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Blumeyer Hope VI Revitalization II – Elderly Building</b> 1b. Development (project) number: MO36-P001-054
2. Designation type: Occupancy by only the 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 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: <u>(4/18/05)</u>
5. If approved, will this designation constitute a <input checked="" type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: <u>75</u> 7. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Cochran Towers</b> 1b. Development (project) number: MO36P0010003
2. Designation type:

Occupancy by only the 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 Approved; included in the PHA's Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date this designation approved, submitted, or <u>planned for submission</u> : (9/19/06)
5. If approved, will this designation constitute a <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 132 7. Coverage of action <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Euclid Plaza Elderly</b> 1b. Development (project) number: MO36P001013
2. Designation type: Occupancy by only the 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 Approved; included in the PHA's Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date this designation approved, submitted, or <u>planned for submission</u> : (9/19/06)
5. If approved, will this designation constitute a <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 108 7. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Parkview Elderly</b> 1b. Development (project) number: MO36P001019
2. Designation type:

Occupancy by only the 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 Approved; included in the PHA's Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: <u>(9/19/06)</u>
5. If approved, will this designation constitute a <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 295 7. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: <b>Vaughn Elderly Mixed Finance Redevelopment – Elderly Building</b> 1b. Development (project) number: MO36-P001-056
2. Designation type: Occupancy by only the 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 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: <u>(4/18/05)</u>
5. If approved, will this designation constitute a <input checked="" type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 80 7. Coverage of action <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: Near South Side HOPE VI – Phase II Les Chateaux 1b. Development (project) number: MO36P001048

<p>2. Designation type:</p> <p>Occupancy by only the elderly <input checked="" type="checkbox"/></p> <p>Occupancy by families with disabilities <input type="checkbox"/></p> <p>Occupancy by only elderly families and families with disabilities <input type="checkbox"/></p>
<p>3. Application status</p> <p>Approved; included in the PHA's Designation Plan <input checked="" type="checkbox"/></p> <p>Submitted, pending approval <input type="checkbox"/></p> <p>Planned application <input type="checkbox"/></p>
<p>4. Date this designation approved, submitted, or planned for submission: (4/18/05)</p>
<p>5. If approved, will this designation constitute a</p> <p><input type="checkbox"/> New Designation Plan</p> <p><input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?</p>
<p>6. Number of units affected: 40</p> <p>7. Coverage of action</p> <p><input type="checkbox"/> Part of the development</p> <p><input checked="" type="checkbox"/> Total development</p>

## **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.

<b>Conversion of Public Housing Activity Description</b>
1a. Development name: <b>Vaughn Towers</b>
1b. Development (project) number: MO36P001006
2. What is the status of the required assessment?
<input type="checkbox"/> Assessment underway

<input type="checkbox"/> Assessment results submitted to HUD <input checked="" type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input checked="" 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 checked="" type="checkbox"/> Conversion Plan submitted to HUD on: (24/03/2000) <input checked="" type="checkbox"/> Conversion Plan approved by HUD on: (05/12/2001) <input checked="" 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 <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 <u>approved</u> HOPE VI demolition application (date submitted or <u>approved</u> : ) <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 checked="" type="checkbox"/> Other: (describe below) Strategic plan for removing Vaughn Elderly and Vaughn Towers is sequenced in three (3) phases. Phase I involved the demolition of 112 units at Vaughn Elderly (accomplished under a HOPE VI demolition grant). Phase II involves development of a new replacement elderly building utilizing Replacement Housing Funds and 4% Low Income Housing Tax Credits. Construction of the new building began spring of 2005. Phase III is sequenced after the completion of Phase II to allow residents to relocate from Vaughn Towers into the new complex, and thereafter the 112 units at the Vaughn Towers building will be demolished by November 2006.

<b>Conversion of Public Housing Activity Description</b>
1a. Development name: <b>Cochran Gardens</b>
1b. Development (project) number: MO036P001003
2. What is the status of the required assessment? <input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input checked="" type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)

3. <input checked="" 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 checked="" type="checkbox"/> Conversion Plan submitted to HUD on: (24/03/2000) <input checked="" type="checkbox"/> Conversion Plan approved by HUD on: (05/12/2001) <input checked="" 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 <input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: <input checked="" type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or <u>approved</u> : 11/19/2001) <input checked="" type="checkbox"/> Units addressed in a pending or <u>approved</u> HOPE VI Revitalization Plan (date submitted or approved: 3/25/05) <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 checked="" type="checkbox"/> Other: (describe below) The Strategic plan for removing Cochran Gardens is sequenced in three (3) phases. Phase I involves the demolition of five (5) buildings (accomplished under a HOPE VI demolition grant). Additionally, Phase I involves developing 106 replacement units through a HOPE VI Revitalization grant submitted in January 2004 and low income housing tax credits. The anticipated completion date for Phase I is September 2006 contingent upon grant approval. Phase II and III will include the demolition of the remaining six (6) buildings and the redevelopment of an additional 256 units contingent upon funding availability. The anticipated time line for completion of Phase II and III is October 2007.

<b>Conversion of Public Housing Activity Description</b>
1a. Development name: <b>Blumeyer Elderly</b>
1b. Development (project) number: MO036P001009 A & E
2. What is the status of the required assessment? <input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input checked="" type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to

block 5.)
<p>4. Status of Conversion Plan (select the statement that best describes the current status)</p> <p><input type="checkbox"/> Conversion Plan in development</p> <p><input checked="" type="checkbox"/> Conversion Plan submitted to HUD on: 24/03/2000)</p> <p><input checked="" type="checkbox"/> Conversion Plan approved by HUD on: (05/12/2001)</p> <p><input checked="" type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway</p>
<p>5. Description of how requirements of Section 202 are being satisfied by means other than conversion</p> <p><input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: )</p> <p><input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: )</p> <p><input checked="" type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: 11/19/2001)</p> <p><input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent</p> <p><input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units</p> <p><input type="checkbox"/> Other: (describe below)</p>

**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**

**D. Conversions pursuant to Section 18 of the U. S. Housing Act of 1937**

Unit Reconfiguration according with 24 CFR Part 970.2 includes the following developments:

Property	Development Number	Status
Parkview	MO36P001019	Approved and completed
West Pine	MO36P001017	Approved and completed
Cochran Plaza	MO36P001037	Approved and in process
Kingsbury	MO36P001018	Submitted, pending approval
James House	MO36P001010	Not submitted, pending
Lafayette	MO36P001022	Approved and in process

## **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.)

<b>Public Housing Homeownership Activity Description (Complete one for each development affected)</b>	
1a. Development name: Lookaway	
1b. Development (project) number: MO1-41A	
2. Federal Program authority:	
<input type="checkbox"/> HOPE I <input checked="" 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:	
<input checked="" 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: (4/1/02)	
5. Number of units affected: 17	
6. Coverage of action:	
<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development	

## B. Section 8 Tenant Based Assistance

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

1. Program Description: **SLHA implemented a program in March of 2003, "Bridge to Homeownership".**

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?

- 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:

The Family must be currently enrolled in the FSS Self-Sufficiency (FSS) Program and in compliance with the FSS contract; unless the family is elderly or disabled;

Have completed an initial lease term in the Section 8 housing choice voucher program, in good standing for at least one year;

Have fully repaid any outstanding debt owed to SLHA or any other Housing Authority or former or current Section 8 Landlord;

Have not defaulted on a mortgage securing debt to purchase a home under the homeownership option; and

Have not had any member who has present ownership interest in a residence at the commencement of homeownership assistance.

## **12. PHA Community Service and Self-sufficiency Programs**

[24 CFR Part 903.7 9 (l)]

Exemptions from Component 12: High performing and small PHAs are not required to complete this component. Section 8-Only PHAs are not required to complete sub-component C.

### **A. PHA Coordination with the Welfare (TANF) Agency**

1. Cooperative agreements:

Yes  No: Has the PHA entered into a cooperative agreement with the TANF Agency, to share information and/or target 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? 02/07/00

2. Other coordination efforts between the PHA and TANF agency.

- 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 (**SLATE**)
- Joint administration of other demonstration program
- Other (describe) DCF **Representative on Program Coordinating Committee (PCC)**

**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?

- Public housing rent determination policies
- Public housing admissions policies
- Section 8 admissions policies
- Preference in admission to section 8 for certain public housing families
- Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
- Preference/eligibility for public housing homeownership option participation
- Preference/eligibility for section 8 homeownership option participation
- Other policies (list below)

b. Economic and Social self-sufficiency programs

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

<b>Services and Programs</b>				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office / PHA main office / other provider name)	Eligibility (public housing or section 8 participants or both)
ROSS Service Coordinator--	2000	All referrals	Via referrals and Service Coordinator	Public Housing elderly/disabled

(Elderly & Disabled Developments)				residents
ROSS – Job Readiness - Clerical Support - Case Management	85	PH Residents and FSS Participants	PH FSS Coordinator and Section 3 Coordinator	PH Residents
ROSS – Youth Support Services	1200	PH Youth	Youth Manager, FSS Coordinator, Section 3 Coordinator	Public Housing Residents
GED	12	By request	Resident Relations Coordinator	PH Residents only
CSSP HOPE VI	360	Referral from HOPE VI Development areas	CSSP Providers	Residents of HOPE VI areas
Walgreen Training Program	Open	By request	Public Housing Family Self-Sufficiency Coordinator and Resident Relations Coordinator	Public Housing and Section 8 Residents
Duruby School	Open	Referral		Public Housing and Section 8 Residents
Tel-Temps	Open	Referral		Public Housing and Section 8 Residents

**(2) Family Self Sufficiency program/s**

a. Participation Description

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants	Actual Number of Participants
Public Housing ROSS-Supportive Services	85 –No Requirement	127 (40 have escrow accounts)
Section 8	125	147 (87 have escrow accounts)

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

**C. Welfare Benefit Reductions**

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by:

- 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**

The SLHA policies and requirements pertaining to the Community Service Requirements are included as attachment "X" (mo001x03) to this document.

**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
  - 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 use to determine the need for PHA actions to improve safety of residents?

- Safety and security survey of residents
  - Analysis of crime statistics over time for crimes committed “in and around” public housing authority
  - Analysis of cost trends over time for repair of vandalism and removal of graffiti
  - Resident reports
  - PHA employee reports
  - Police reports
  - Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
  - Other (describe below)
3. Which developments are most affected? (list below)  
Cochran Gardens, LaSalle Park, and Clinton-Peabody

**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:
- 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) **Lobby Monitors**
2. Which developments are most affected? (list below) **All developments**

**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:
- Police involvement in development, implementation, and/or ongoing evaluation of drug-elimination plan
  - Police provide crime data to housing authority staff for analysis and action
  - Police have established a physical presence on housing authority property (e.g., community policing office, officer in residence)

- Police regularly testify in and otherwise support eviction cases
- Police regularly meet with the PHA management and residents
- Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- Other activities (list below)

2. Which developments are most affected? (list below)  
**Cochran Gardens and Clinton-PeabodyBlumeyer, and LaSalle Park**

**D. Additional information as required by PHDEP/PHDEP Plan**

PHAs eligible for 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 2005 in this PHA Plan?
- Yes  No: This PHDEP Plan is an Attachment.  
**The Public Housing Drug Elimination Program has been eliminated.**

**14. RESERVED FOR PET POLICY**

[24 CFR Part 903.7 9 (n)]

The SLHA Policies and requirements pertaining to the ownership of pets in public housing are included as attachment “U” to this plan (mo001u01).

**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?
  - Not applicable
  - Private management
  - Development-based accounting
  - Comprehensive stock assessment
  - Other: (list below)
  
3.  Yes  No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

## **18. Other Information**

[24 CFR Part 903.7 9 (r)]

### **A. Resident Advisory Board Recommendations**

1.  Yes  No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?
  
  2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)
    - Attached at Attachment (mo001f01.doc)
    - Provided below:
  
  3. In what manner did the PHA address those comments?
    - 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)
-

Some comments were considered but they did not change the Plan, and others led to changes.

**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:

- 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:

- 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): **State law requirements for good standing and residency.**

c. Eligible voters:

- 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): **State Law requirements involving age and good standing ` requirements.**

**C. Statement of Consistency with the Consolidated Plan**

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

- 1. Consolidated Plan jurisdiction: **City of St. Louis**
- 2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction:

- 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)

**The St. Louis Consolidated Plan for 2000 included the following SLHA efforts in the Consolidated Plan's high priorities:**

- **Support new construction rental housing developments**
- **Public Housing capital improvements**
- **Public Housing management and operations improvements**
- **Non-capital Public Housing neighborhood revitalization**
- **Public Housing safety/crime prevention/drug elimination**
- **Public Housing Social Service Program**
- **Public Housing Resident Services/Family Self Sufficiency**
- **Implement the SLHA Comprehensive Grant strategic plan**
- **Contract out for most property management and unit inspection services**
- **Consider designating at least one remaining elderly building "elderly only"**
- **Provide more three or more bedroom affordable housing units**
- **Provide more tenant-based rental vouchers and rental certificates**
- **Embrace the principals of Section 504**
- **Coordinate City development efforts with public housing reconfiguration efforts**
- **Assistance and additional housing for extremely low income renters**
- **Youth Services**
- **Integrated social services and housing programs.**

**D. Other Information Required by HUD**

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

**Criteria for Significant Amendment or Modification of the Agency Plan (24 CFR Part 903.7(r)(ii)):**

SLHA will amend or modify its agency plan upon the occurrence of any of the following events during the term of an approved plan:

- *A federal statutory or regulatory change is made effective and, in the opinion of the Authority, has either substantial programmatic or financial effects on the programs administered by the Authority, or creates substantial obligations or administrative burdens beyond the programs under administration at the start of the Plan year.*

- *Any other event that the Authority's Board determines to be a significant amendment or modification of the approved annual plan.*

## **Attachments**

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

# PHA Plan Table Library

## Component 7 Capital Fund Program Annual Statement Parts I, II, and II

### Annual Statement Capital Fund Program (CFP) Part I: Summary

Capital Fund Grant Number      FFY of Grant Approval: (MM/YYYY)

Original Annual Statement

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

**Annual Statement**  
**Capital Fund Program (CFP) Part II: Supporting Table**

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost

**Annual Statement**

**Capital Fund Program (CFP) Part III: Implementation Schedule**

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)

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

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

Optional 5-Year Action Plan Tables				
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development	
Description of Needed Physical Improvements or Management Improvements			Estimated Cost	Planned Start Date (HA Fiscal Year)
<b>Total estimated cost over next 5 years</b>				



## **SECTION V TENANT SELECTION**

### **A. Income Targeting Requirements**

As dwelling units become available for occupancy, responsible SLHA employees will offer units to applicants on the waiting list. In accordance with the Quality Housing and Work Responsibility Act of 1998 (QHWRA), the SLHA encourages occupancy of its developments by families with a broad range of incomes. At a minimum, forty percent (40%) of all new admissions **on an annual basis** will be families with incomes at or below thirty percent (30%) (extremely low-income) of the local area median income (See Appendix 3 for Income Limits). The offer of assistance will be made without discrimination because of race, color, religion, sex, national origin, age disability or familial status.

In any given year, at least forty (40%) of a SLHA's admissions to public housing units will be extremely low-income families. For every percent below forty percent (40%) of such admissions, the percentage of extremely low-income families admitted to the Section 8 program will be increased by an equal percentage up to a maximum of eighty-five percent (85%).

#### **The offers will be made in the following manner:**

To the maximum extent feasible, the deconcentration and income-mixing requirements of the QHWRA will be followed. Families with incomes ranging from 0% to 80% of median income will be selected in accordance with their preferences and priorities. Families with the highest incomes will be offered units in developments where average family incomes are lowest. Conversely, families with the lowest incomes will be offered units in developments with the highest average family incomes. The SLHA may offer incentives to families to accomplish the deconcentration and income-mixing objectives.

The SLHA may employ a system of income ranges in order to maintain a housing resident body composed of families with a range of incomes and rent paying abilities representative of the range of incomes among low-income families in the SLHA's area of operation, and may take into account the average rent the SLHA should receive to maintain financial solvency. The SLHA's selection procedures are designed so that selection of new public housing residents will bring the SLHA's actual distribution of rents closer to the projected distribution of rents.

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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  <b>2005</b>
	Capital Fund Program Grant No:	MO36P00150105	
	Replacement Housing Factor No:		

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

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 1,955,176	\$ -	\$ -	\$ -
3	1408 Management Improvements	2,025,764	-	-	-
4	1410 Administration	1,012,882	-	-	-
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	75,000	-	-	-
8	1440 Site Acquisition	25,000	-	-	-
9	1450 Site Improvement	-	-	-	-
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment--Nonexpendable	-	-	-	-
12	1470 Nondwelling Structures	-	-	-	-
13	1475 Nondwelling Equipment	1,500,000	-	-	-
14	1485 Demolition	1,600,000	-	-	-
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	35,000	-	-	-
18	1499 Development Activities	-	-	-	-
19	1501 Collateralization or Debt Service	1,900,000	-	-	-
20	1502 Contingency	-	-	-	-
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$ 10,128,822	\$ -	\$ -	\$ -
22	Amount of line 21 Related to LBP Activities		-	-	-
23	Amount of line 21 Related to Section 504 compliance	-	-	-	-
24	Amount of line 21 Related to Security-Soft Costs	1,750,764	-	-	-
25	Amount of line 21 Related to Security-Hard Costs	-	-	-	-
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report**  
**Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150105				2005			
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		<b>1406</b>						
	Operations				\$ 1,955,176	\$ -	\$ -	\$ -	
	<b>Total Operations</b>				<b>\$ 1,955,176</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Management Improvements</b>		<b>1408</b>						
	Computer Software, Support, Training			1 year	\$ 75,000	\$ -	\$ -	\$ -	
	Planning & Applications			1 year	75,000	-	-	-	
	Resident Initiatives Cost			1 year	75,000	-	-	-	
	Security Costs			1 year	1,750,764	-	-	-	
	Training Costs			1 year	50,000	-	-	-	
	<b>Total Management Improvments</b>				<b>\$ 2,025,764</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Administration</b>		<b>1410</b>						
	Salaries & benefits			1 year	\$ 951,882	\$ -	\$ -	\$ -	
	Sundry			1 year	20,000	-	-	-	
	Training			1 year	25,000	-	-	-	
	Travel			1 year	16,000	-	-	-	
	<b>Total Administration</b>				<b>\$ 1,012,882</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Fees and Costs</b>		<b>1430</b>						
	Construction administration for modernization at MO1-016, MO1-006A, MO1-037 and financial consultant for debt service.			1 Year	\$ 75,000	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>				<b>\$ 75,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Site Acquisition</b>		<b>1440</b>						
	Appraisals for MO1-016 and MO1-006A			1 Year	\$ 25,000	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				<b>\$ 25,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Site Improvement</b>		<b>1450</b>						
	Site Improvement					\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Dwelling Structures</b>		<b>1460</b>						
	<b>Total Dwelling Structures</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	Computer Systems upgrade for entire agency				\$ 1,500,000	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				<b>\$ 1,500,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150105				2005		
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide cont.	<b>Relocation Costs</b>		1495.1						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
	Debt Service for Kingsbury and Cochran Plaza				\$ 1,900,000	\$ -	\$ -	\$ -	
	<b>Total Collateralization or Debt Service</b>				\$ 1,900,000	\$ -	\$ -	\$ -	
	<b>Total PHA Wide</b>				\$ 8,493,822	\$ -	\$ -	\$ -	

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

PHA Name:		Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No:		MO36P00150105				2005	
Development Number Name/HA-Wide Activities		Contractor and Contract No.		Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost	
						Original	Revised	Funds Obligated	Funds Expended
MO1-003 Cochran Gardens	<b>Fees and Costs</b>			1430					
	<b>Total Costs and Fees</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Site Acquisition</b>			1440					
	<b>Total Site Acquisition</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Site Improvement</b>			1450					
	<b>Total Site Improvement</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Dwelling Structures</b>			1460					
	<b>Total Dwelling Structures</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Dwelling Equipment - Nonexpendable</b>			1465.1					
	<b>Total Dwelling Equipment</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Nondwelling Structures</b>			1470					
	<b>Total Nondwelling Structures</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Nondwelling Equipment</b>			1475					
	<b>Total Nondwelling Equipment</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Demolition</b>			1485					
	Demolition of 2 buildings			2 buildings	\$	900,000	\$-	\$-	\$-
	<b>Total Demolition</b>				\$	900,000	\$-	\$-	\$-
					\$	900,000	\$-	\$-	\$-
	<b>Relocation Costs</b>			1495.1					
	Relocation of residents to facilitate modernization.				\$	35,000	\$-	\$-	\$-
	<b>Total Relocation Costs</b>				\$	35,000	\$-	\$-	\$-
					\$	35,000	\$-	\$-	\$-
	<b>Development Activities</b>			1499					
	<b>Total Development Activities</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Collateralization or Debt Service</b>			1501					
	<b>Total Collateralization or Debt Service</b>					\$-	\$-	\$-	\$-
						\$-	\$-	\$-	\$-
	<b>Total Cochran Gardens</b>				\$	935,000	\$-	\$-	\$-

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

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36P00150105		2005		
			Replacement Housing Factor No:						
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-006 Vaughn Towers	<b>Fees and Costs</b>		<b>1430</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
						\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
						\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>					\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
						\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>					\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
						\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
						\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
						\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	Demolition of remaining building			112 units	\$ 700,000	\$ -	\$ -	\$ -	
<b>Total Demolition</b>				\$ 700,000	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		<b>1495.1</b>							
					\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -		
<b>Development Activities</b>		<b>1499</b>							
					\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		<b>1501</b>							
					\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150105				2005		
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-006 Vaughn									
	<b>Total Vaughn Towers</b>				\$ 700,000	\$ -	\$ -	\$ -	



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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  2005
	Capital Fund Program Grant No:		
	Replacement Housing Factor No:	MO36R00150105	

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

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ -	\$ -	\$ -	\$ -
3	1408 Management Improvements	-	-	-	-
4	1410 Administration	-	-	-	-
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	-	-	-	-
8	1440 Site Acquisition	-	-	-	-
9	1450 Site Improvement	-	-	-	-
10	1460 Dwelling Structures	-	-	-	-
11	1465.1 Dwelling Equipment--Nonexpendable	-	-	-	-
12	1470 Nondwelling Structures	-	-	-	-
13	1475 Nondwelling Equipment	-	-	-	-
14	1485 Demolition	-	-	-	-
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	-	-	-	-
18	1499 Development Activities	4,220,343	-	-	-
19	1501 Collateralization or Debt Service	-	-	-	-
20	1502 Contingency	-	-	-	-
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$ 4,220,343	\$ -	\$ -	\$ -
22	Amount of line 21 Related to LBP Activities	-	-	-	-
23	Amount of line 21 Related to Section 504 compliance	-	-	-	-
24	Amount of line 21 Related to Security-Soft Costs	-	-	-	-
25	Amount of line 21 Related to Security-Hard Costs	-	-	-	-
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36R00150105				
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		1406		\$ -	\$ -	\$ -	\$ -	
	<b>Total Operations</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Management Improvements</b>		1408		\$ -	\$ -	\$ -	\$ -	
	<b>Total Management Improvments</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Administration</b>		1410		\$ -	\$ -	\$ -	\$ -	
	<b>Total Administration</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Fees and Costs</b>		1430		\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440		\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450		\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460		\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1		\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470		\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475		\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485		\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1		\$ -	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	

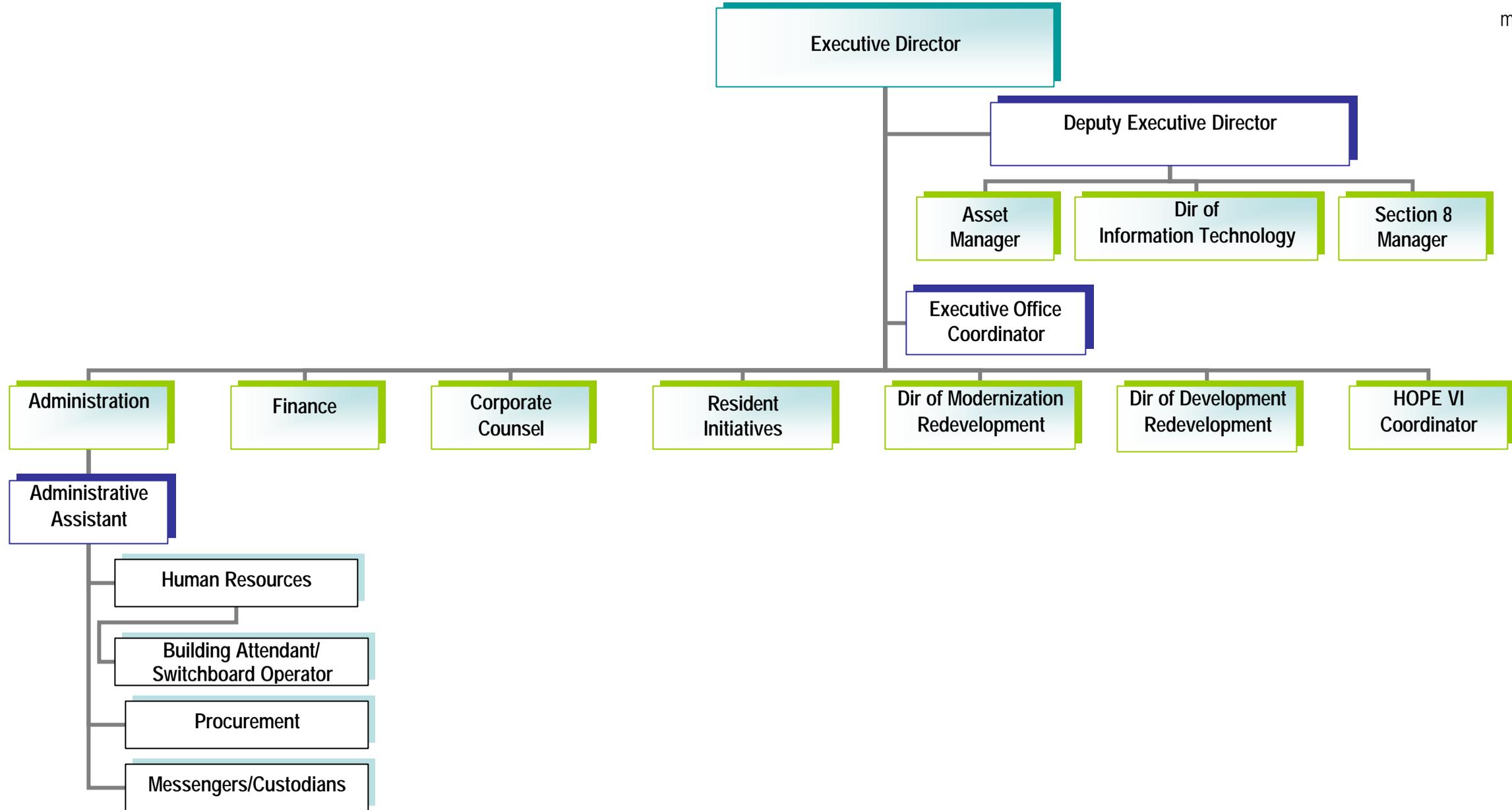
**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36R00150105			2005	
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide cont.	<b>Development Activities</b>		1499						
	Salaries & Benefits	1 year			\$ 422,034	\$ -	\$ -	\$ -	
	<b>Total Development Activities</b>				\$ 422,034	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
	Total Collateralization or Debt Service				\$ -	\$ -	\$ -	\$ -	
	<b>Total PHA Wide</b>				\$ 422,034	\$ -	\$ -	\$ -	

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

PHA Name:		Grant Type and Number				Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No.		MO36R00150105		2005	
Development Number Name/HA-Wide Activities		Contractor and Contract No.		Replacement Housing Factor No.		Status of Work	
	General Description of Major Work Categories	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost	
				Original	Revised	Funds Obligated	Funds Expended
MO1-059 Renaissance Place at Grand Phase III	<b>Fees and Costs</b>	1430		\$ -	\$ -	\$ -	\$ -
	<b>Total Costs and Fees</b>			\$ -	\$ -	\$ -	\$ -
	<b>Site Acquisition</b>	1440		\$ -	\$ -	\$ -	\$ -
	<b>Total Site Acquisition</b>			\$ -	\$ -	\$ -	\$ -
	<b>Site Improvement</b>	1450		\$ -	\$ -	\$ -	\$ -
	<b>Total Site Improvement</b>			\$ -	\$ -	\$ -	\$ -
	<b>Dwelling Structures</b>	1460			\$ -	\$ -	\$ -
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -
	<b>Dwelling Equipment - Nonexpendable</b>	1465.1			\$ -	\$ -	\$ -
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -
	<b>Nondwelling Structures</b>	1470			\$ -	\$ -	\$ -
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -
	<b>Nondwelling Equipment</b>	1475			\$ -	\$ -	\$ -
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -
	<b>Demolition</b>	1485			\$ -	\$ -	\$ -
	<b>Total Demolition</b>				\$ -	\$ -	\$ -
	<b>Relocation Costs</b>	1495.1			\$ -	\$ -	\$ -
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -
	<b>Development Activities</b>	1499		50 Units	\$ 3,798,309	\$ -	\$ -
	SLHA is budgeting for the construction of 50 public housing units						
	<b>Total Development Activities</b>				\$ 3,798,309	\$ -	\$ -
	<b>Collateralization or Debt Service</b>	1501			\$ -	\$ -	\$ -
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -
	<b>Total Renaissance Place &amp; Grand Phase III</b>				\$ 3,798,309	\$ -	\$ -





ST. LOUIS HOUSING AUTHORITY  
TABLE OF ORGANIZATION  
2005

**Five-Year Action Plan  
Part I: Summary  
Capital Fund Program (CFP)**

**U.S. Department of Housing  
and Urban Development**

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Office of Public and Indian Housing

7/26/2005

HA Name: <b>St. Louis Housing Authority</b>		Locality: (City/County & State) <b>St. Louis, MO</b>			<input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No:	
A. Development Number/Name	Work Stmt. for Year 1 FFY: 2005	Work Statement for Year 2 FFY: 2006	Work Statement for Year 3 FFY: 2007	Work Statement for Year 4 FFY: 2008	Work Statement for Year 5 FFY: 2009	
MO1-01 Carr Square MO1-02 Clinton Peabody MO1-03 Cochran Gardens MO1-03E Cochran Towers MO1-06A Central Office MO1-06E Vaughn Towers MO1-09E Blumeyer Elderly MO1-09F Blumeyer Family MO1-16 McMillan Manor MO1-10 James House MO1-18 Kingsbury Terrace MO1-21 Mark Twain MO1-22 Lafayette Elderly	<b>See Annual Statement</b>	\$350,000	\$1,258,864	\$436,803	\$631,307	
B. Physical Improvements Subtotal		\$1,250,000	\$1,708,864	\$436,803	\$631,307	
C. Management Improvements		\$2,009,115	\$1,499,546	\$1,324,722	\$1,402,523	
D. HA-Wide Nondwelling Structures and Equipment		\$1,500,000	\$40,000	\$90,000	\$90,000	
E. Administration		\$1,004,557	\$749,773	\$662,361	\$701,262	
F. Other		\$2,050,000	\$2,000,000	\$2,785,000	\$2,785,000	
G. Operations		\$1,881,901	\$1,499,546	\$1,324,722	\$1,402,523	
H. Demolition		\$350,000	\$0	\$0	\$0	
I. Replacement Reserve		\$0	\$0	\$0	\$0	
J. Mod Used for Development		\$0	\$0	\$0	\$0	
K. Total CGP Funds		\$10,045,573	\$7,497,729	\$6,623,608	\$7,012,615	
L. Total Non-CGP Funds		\$0	\$0	\$0	\$0	
M. Grand Total		\$10,045,573	\$7,497,729	\$6,623,608	\$7,012,615	
Signature of Executive Director and Date:			Signature of Public Housing Director/Office of Native American Programs Administrator and Date:			
X			X			

**Five-Year Action Plan  
Part I: Summary (Continuation)  
Capital Fund Program (CFP)**

**U.S. Department of Housing  
and Urban Development**

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Office of Public and Indian Housing

A. Development Number/Name	Work Stmt. for Year 1 FFY: 2005	Work Statement for Year 2 FFY: 2006	Work Statement for Year 3 FFY: 2007	Work Statement for Year 4 FFY: 2008	Work Statement for Year 5 FFY: 2009
MO1-24E Warwood Elderly (Demo) MO1-24F Warwood Family MO1-26 Page Manor MO1-28 Badenhous Elderly MO1-37 Cochran Plaza MO1-41A South Broadway	<b>See Annual Statement</b>				
MEMO: Line F. Other					
Fees & Costs		\$75,000	\$50,000	\$50,000	\$50,000
Relocation Cost		\$75,000	\$50,000	\$75,000	\$75,000
Debt Service		\$1,900,000	\$1,900,000	\$2,660,000	\$2,660,000
Contingency		\$0	\$0	\$0	\$0

**Five Year Action Plan**  
**Part II: Supporting Pages**  
Physical Needs Work Statement(s)  
Capital Fund Program (CFP)

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

OMB Approval No. 2577-0157 (7/31/98)

Work Statement for Year 1 FFY: 2005	Work Statement for Year 2 FFY: 2006			Work Statement for Year 3 FFY: 2007		
	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost
See	<b>MO1-03 Cochran Gardens</b>  Remainder of Abatement and demolition including earthwork and landscaping.	2 buildings	\$350,000	<b>MO1-22 Lafayette Elderly</b>  Comprehensive improvements including reconfiguration of units and community space; replacement of all electrical, HVAC, plumbing, cabinets, floor tile and painting.	32 units	\$450,000
	<b>TOTAL</b>		<b>\$350,000</b>	<b>TOTAL</b>		<b>\$450,000</b>
Annual	<b>MO1-22 Lafayette Elderly</b>  Comprehensive improvements including reconfiguration of units and community space; replacement of all electrical, HVAC, plumbing, cabinets, floor tile and painting.	32 units	\$1,250,000	<b>MO1-03E Cochran Towers Elderly</b>  Site lighting, site work, roofing, building canopy replacement, replace kitchen, bathroom fixtures, update electrical, replace flooring, public area improvements, boiler replacement.	132 units	\$1,258,864
	<b>TOTAL</b>		<b>\$1,250,000</b>	<b>TOTAL</b>		<b>\$1,258,864</b>
Statement	<b>PHA Wide</b> Computer/Office Equipment	New Hardware System Printers	\$1,500,000	<b>PHA Wide</b> Computer/Office Equipment	1 Server 5 Printers 15 Computers	\$40,000
	<b>TOTAL</b>		<b>\$1,500,000</b>	<b>TOTAL</b>		<b>\$40,000</b>
	Subtotal of Estimated Cost			Subtotal of Estimated Cost		
			<b>\$3,100,000</b>			<b>\$1,748,864</b>

**Five Year Action Plan**

**Part II: Supporting Pages**

Physical Needs Work Statement(s)  
Capital Fund Program (CFP)

U. S. Department of Housing  
and Urban Development

Office of Public and Indian Housing

OMB Approval No. 2577-0157 (7/31/98)

Work Statement for Year 1 FFY: 2005	Work Statement for Year 4 FFY: 2008			Work Statement for Year 5 FFY: 2009			
	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost	
See	<b>MO1- 03E Cochran Towers Elderly</b> Site lighting, site work, roofing, building canopy replacement, replace kitchen, bathroom fixtures, update electrical, replace flooring, public area improvements, boiler replacement.	132 units	\$436,803	<b>MO1-03E Cochran Towers Elderly</b> Site lighting, site work, roofing, building canopy replacement, replace kitchen, bathroom fixtures, update electrical, replace flooring, public area improvements, boiler replacement.	132 units	\$631,307	
	<b>TOTAL</b>		<b>\$436,803</b>	<b>TOTAL</b>		<b>\$631,307</b>	
Annual							
Statement	<b>PHA Wide</b> Computer/Office Equipment	1 Server 5 Printers 15 Computers	\$90,000	<b>PHA Wide</b> Computer/Office Equipment	1 Server 5 Printers 15 Computers	\$90,000	
	<b>TOTAL</b>		<b>\$90,000</b>	<b>TOTAL</b>		<b>\$90,000</b>	
Subtotal of Estimated Cost			<b>\$526,803</b>	Subtotal of Estimated Cost			<b>\$721,307</b>

**Five Year Action Plan**  
**Part III: Supporting Pages**  
Management Needs Work Statement(s)  
Capital Fund Program (CFP)

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

B Approval No. 2577-0157 (7/31/98)

Work Statement for Year 1 FFY: 2005	Work Statement for Year 2 FFY: 2006			Work Statement for Year 3 FFY: 2007			
	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost	
See  Annual  Statement	<b>Management, Financial, &amp; Accounting Control Systems:</b> Computer Software Costs Grant Planning and Applications <b>TOTAL</b>	1 Year	\$10,000 \$10,000 <b>\$20,000</b>	<b>Adequacy &amp; Efficacy of Resident &amp; Development Security:</b> Security <b>TOTAL</b>	1 Year	\$1,283,196 <b>\$1,283,196</b>	
	<b>Adequacy &amp; Efficacy of Resident &amp; Development Security:</b> Security <b>TOTAL</b>	1 Year	\$1,758,265 <b>\$1,758,265</b>	<b>Adequacy &amp; Efficacy of Resident Opportunities:</b> Resident Initiative Costs - Direct Provision of Social Services <b>TOTAL</b>	1 Year	\$216,350 <b>\$216,350</b>	
	<b>Adequacy &amp; Efficacy of Resident Opportunities:</b> Resident Initiative Costs - Direct Provision of Social Services <b>TOTAL</b>	1 Year	\$230,850 <b>\$230,850</b>				
	<b>Other:</b> Fees & Cost Relocation Debt Service	1 Year 75 Families 1 Year	\$75,000 \$75,000 \$1,900,000	<b>Other:</b> Fees & Cost Relocation Debt Service	1 Year 75 Families 1 Year	\$50,000 \$75,000 \$1,900,000	
	Subtotal of Estimated Cost			<b>\$4,059,115</b>	Subtotal of Estimated Cost		
					<b>\$3,524,546</b>		

**Five Year Action Plan**  
**Part III: Supporting Pages**  
 Management Needs Work Statement(s)  
 Capital Fund Program (CFP)

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

B Approval No. 2577-0157 (7/31/98)

Work Statement for Year 1 FFY: 2005	Work Statement for Year 4 FFY: 2008			Work Statement for Year 5 FFY: 2009		
	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name/General Description of Major Work Categories	Quantity	Estimated Cost
See  Annual  Statement	Adequacy & Efficacy of Resident & Development Security: Security TOTAL	1 Year	\$1,324,722	Adequacy & Efficacy of Resident & Development Security: Security TOTAL	1 Year	\$1,402,523
			\$1,324,722			\$1,402,523
	Other: Fees & Cost Relocation Debt Service	1 Year	\$50,000	Other: Fees & Cost Relocation Debt Service	1 Year	\$0
		75 Families	\$75,000		75 Families	\$75,000
	1 Year	\$2,660,000		1 Year	\$2,660,000	
	Subtotal of Estimated Cost		\$4,109,722	Subtotal of Estimated Cost		\$4,137,523

**St. Louis Housing Authority (SLHA)  
Public Hearing Comments and Responses  
Annual Plan FY 2005**

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The St. Louis Housing Authority issued the proposed Agency Plan for comments on April 18, 2005 for a 45-day comment period. One (1) speaker made comments that were formally recorded at the Public Hearing held on June 2, 2004. A summary of the comments and the Agency's responses to the comments are listed below:

- In a letter dated June 2, 2005, Mr. Richard Belcher, resident of West Pine Apartments listed his items of concern. The comments and responses are as follows:

**Comment #1:**

I am very pleased with outcome of the comprehensive modernization of West Pine. Although the swipe card key system was difficult to get accustomed to, in the end, the swipe card system has proven to be a much better system than before.

**SLHA Response:**

SLHA appreciates the compliment. The new swipe card key system should provide residents with a more secure and convenient access to the building.

**Comment #2:**

I would like to suggest, that during relocation, SLHA try to have all the "ducks in a row" before scheduling moves. In my case, movers were very late (expected at 8:30 am), phone jack in new apartment was not working, and the laundry service was not yet available. The movers were so late that the move had to be rescheduled for another day late that afternoon. I had someone waiting for me all day at the new location and I had no way to contact them to let them know what was going on. Additionally, I had to reinstall utility services because the move was rescheduled. Once moved, since the phone jack, and laundry service was not in place, I had to depend on others to use a telephone and to find a place to wash my clothing. It took several weeks to get telephone and cable service restored and the paperwork in the office straighten out. It was very inconvenient and stressful; it should have been better coordinated to avoid the inconvenience to residents being relocated.

**SLHA Response:**

Relocation coordination is complicated due to the numerous tasks that must be completed simultaneously. The relocation specialists make every effort to coordinate moves and to make moves less stressful; however, when one thing goes wrong, it is like a falling domino effect that trickle things down all at once. With respect to the unit or building not being completely ready, occasionally, timing does not work out; however, you should have been notified about the situation prior to the move. Units are inspected before they are accepted, however, with a telephone line, we would not have known about the defect until it was found at the point of installation of the service. We regret that your situation did not go as planned, and we will continue to improve coordination efforts to our best abilities.

**Comment #3:**

I am pleased to be back in West Pine's familiar surrounding that I am able to get to public transportation easily. People should get familiar with transportation services available when selecting the developments to reside at.

**SLHA Response:**

The majority of our developments are near public transportation. Some locations are more easily accessed than others. We agree with your comment that residents should consider the surrounding area and available facilities when making a decision on where to reside.

**Comments #4:**

Kingsbury has "High Point" refrigerators that have wheels to make them easier to maneuver for cleaning. I would like to recommend that similar units be used when renovating other apartments.

**SLHA Response:**

Due to procurement regulations, SLHA cannot specify manufactures when bidding because it would limit the competition. As units are renovated, generally more modern updated models are installed that have more desirable features than older models from the past.

**Comment #5:**

I was pleased to see that the dryers were not stacked at West Pine; however, I would also recommend the same consideration of not stacking dryers in the laundry rooms at all other developments. Stacking the dryers makes it difficult for visually impaired people to know which machine they are putting money into to start up.

**SLHA Response:**

The layout of the laundry areas at West Pine allowed for appliances not to be stack; however at other developments that may not be the case and the equipment may hinder use. Residents faced with this problem should notify management office to make special accommodations to address the specific problem.

**Comment #6:**

I am very pleased with the emergency system put in place at West pine that warns residents of emergencies through a speaker system.

**SLHA Response:**

Your comment is duly noted and appreciated. We are please to receive the positive feedback.

**Comment #7:**

The new West Pine Community area furnishings are very nice, especially the rocking chairs. The new furnishings are a nice finishing touch.

**SLHA Response:**

Your comment is duly noted and appreciated. We are please to receive the positive feedback.

**Comment #8:**

I would like to request a piano added to the community room at West Pine for resident entertainment.

**Response:**

The piano relocated out of West Pine during renovations will be soon be relocated back to the community room.

**Comment:**

I like the convenience of being able to vote at the developments rather than having to go to other voting places. It makes it very convenient for elderly and disable person.

**SLHA Response:**

Your comment is duly noted and appreciated. We are please to receive the positive feedback.

- 
- In a memo dated April 22, 2005, comments were received from the St. Louis Housing Authority's Executive Director, Ms. Cheryl A. Lovell. These comments follow:

**Comments:**

1. Page 7 – Goals and Objectives – Redundant and may not be inline with newly established milestones from strategic plan. – Remove statements.
  - Remove Improve SLHA's image and overall communication efforts
  - Promote resident self-sufficiency, satisfaction
  - Improve SLHA's overall operational efficiency

2. Page 7 – Goals and Objectives – Redundant and may not be inline with newly established milestones from strategic plan. –Remove statements.
  - Implementation of a highly efficient and effective Section 8 Program
3. Page 10 (bullet #9) – Change verbiage from “develop” to “continue to develop” the new Vaughn Elderly Complex through mixed-finance partnership.
4. Page 17 – Verify Annual Turnover for Carr Square
5. Page 18 – Block checked Yes maybe incorrect - verify
6. Page 21 – Verify Annual Turnover for Blumeyer Family – it appears too low.
7. Page 24 – Euclid Plaza Elderly does not contain 3 bedroom units – Why are there people that need 3 bedroom units on this waiting list?
8. Page 25 – Verify Annual Turnover for West Pine – it appears too low.
9. Page 26 – Kingsbury Elderly does not contain 3 bedroom units – Why are there people that need 3 bedroom units on this waiting list?
10. Page 27 – Parkview does not contain 2 bedrooms units – Why are there people that need 2 bedroom units on this waiting list?
11. Page 28 – Verify Annual Turnover for Warwood – it appears too high.
12. Page 30 – Verify number of 5 bedroom units at LaSalle Park.
13. Page 35 – Verify Annual Turnover for Les Chateaux – it appears too high.
14. Page 37 – Verify Annual Turnover for Renaissance at Grand – it appears too low.
15. Page 42 – Financial Resources should be projected for planned year (FY2006) and not for FY 2005. – Include planned information to prior year’s grant section and revised plan sources and uses for FY 2006.
16. Page 47 – Deconcentration Policy for LaSalle Park – Verify
17. Page 56 – Programs Under PHA Management – Public Housing number should be verified. Shelter Plus Care and Homeless numbers should be removed.
18. Page 59 – B. HOPE VI – Future HOPE VI applications - Add Blumeyer Phase II
19. Page 60 – B. HOPE VI – Mixed-finance development activities – Add Cochran Gardens Phase II.
20. Page 60 – Redevelopment - Do we need to include plans for capital fund leveraging in section for other public housing development not discussed in capital fund program Annual Statement?
21. Page 67-69 – Demolition/Disposition Activities -Include HOPE VI in Development Name for easier identification.
22. Page 71 – Designation of Housing Activity – Blumeyer HOPE VI – Change the status from submitted to approve 4/18/05.
23. Page 73– Designation of Housing Activity – Vaughn Elderly and Near South Side HOPE VI – Phase II Les Chateaux – Change the status from submitted to approved 4/18/05.
24. Page 74 – Conversion Activity – Vaughn Elderly is complete – remove from plan.
25. Page 75 – Conversion Activity – Vaughn Towers – strategic plan needs to be updated and provide a better completion schedule for new building.
26. Page 77 Conversion Activity – Blumeyer Elderly – Item 4. Date has a typographical error.
27. Page 77 – Conversion Activity – Blumeyer Family – This project is complete and can be removed from Agency Plan.
28. Page 78 – Conversion Activity – Clinton Peabody – This project is complete and can be removed from Agency Plan.
29. Page 79 – Conversion Plan for Lafayette has been submitted – update status.
30. Page 82 – B. Services and Programs offered to residents – Section 8 admissions policy is check – Verify if this is correct.

**SLHA Response:**

All of these items have been corrected as suggested.

- 
- In a memo dated April 22, 2005, comments were received from the St. Louis Housing Authority’s Development, Planning and Relocation Coordinator, Ms. Dolores Outlaw. These comments follow:

**Comments:**

1. Page 3 – B. Goals – Leverage private or other public funds - Terminology of “bonds” or “bonding” in last sentence – verify correct term.
2. Page 5 – HUD Strategic Goal – Improve community quality of life – change Cochran Tower to Cochran Towers.
3. Page 8 – PHA Goal – Build and maintain staff capacity – bullet #3 – Is this item complete or does date need to be revised since the target date has passed?
4. Page 8 – PHA Goal – Become less dependent on Federal Funding, bullet #1, is the acronym SLHADC correct?
5. Page 9 - PHA Fiscal Year 2004 needs to be revised to 2005.
6. Page 16 – Statement of Housing Needs – Chart cells with no information should be marked with N/A to indicate that no information is available per instructions.
7. Page 26 – Kingsbury Elderly does not contain 3 bedroom units.
8. Page 30 – Verify number of 5 bedroom units at LaSalle Park.
9. Page 36 – Fox Park East – 21 one families are listed on the waiting list for 3 bedroom units – Are the units at Armand or units that have not been built either way it seems like too many units are listed - verify waiting list date for this development.
10. Page 43 – Waiting List Organization – (2) Where may interested persons apply – the box is checked for PHA main office – Is this true?
11. Page 46 – Preferences: those previously enrolled in educational, training or upward mobility.... Checked box indicates a 3 – should it be 4?
12. Page 47- Deconcentration and Income Mixing – the word housing should be indented to correct format error.
13. Is the SLHA planning for a conversion application for Kingsbury’s comprehensive modernization?

**SLHA Response:**

All of these items have been corrected as suggested.

**Certification by State or Local Official of PHA Plans Consistency with  
the Consolidated Plan**

I, \_\_\_\_\_ the \_\_\_\_\_ certify  
that the Five Year and Annual PHA Plan of the \_\_\_\_\_ is  
consistent with the Consolidated Plan of \_\_\_\_\_ prepared  
pursuant to 24 CFR Part 91.

\_\_\_\_\_

Signed / Dated by Appropriate State or Local Official

## **PHA Certifications of Compliance with the PHA Plans and Related Regulations Board Resolution to Accompany the PHA Plan**

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 5-Year Plan and Annual Plan for PHA fiscal year beginning **10/1/05**, hereinafter referred to as the Plan of which this document is a part and make the following certifications and agreements with the Department of Housing Development (HUD) in connection with the submission of the Plan and implementation thereof:

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA has established a Resident Advisory Board of Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
4. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
5. The PHA will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
6. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analysis and actions.
7. For PHA Plan that includes a policy for site based waiting lists:
  - The PHA regularly submits required data to HUD's MTCS in an accurate, complete and timely manner (as specified in PIH Notice 99-2);
  - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site.
  - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
  - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
  - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903.7(c)(1).

8. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
9. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
10. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low- or Very-Low Income persons, and with its implementing regulation at 24 CFR part 135.
11. The PHA has submitted with the Plan a certification with regard to a drug free workplace required by 24 CFR Part 24, Subpart F.
12. The PHA has submitted with the Plan a certification with regard to compliance with restrictions on lobbying required by 24 CFR Part 87, together with disclosure forms if required by this part, and with restrictions on payments to influence Federal Transactions, in accordance with the Byrd Amendment and implementing regulations at 49 CFR Part 24.
13. For PHA Plan that includes a PHDEP Plan as specified in 24 CFR 761.21: The PHDEP Plan is consistent with and conforms to the "Plan Requirements" and "Grantee Performance Requirements" as specified in 24 CFR 761.21 and 761.23 respectively and the PHA will maintain and have available for review/inspection (at all times), records or documentation of the following:
  - Baseline law enforcement services for public housing developments assisted under the PHDEP plan;
  - Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15);
  - Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities;
  - Coordination with other law enforcement efforts;
  - Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and
  - All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP Plan.
14. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49CFR Part 24 as applicable.
15. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
16. The PHA will provide HUD or the responsible entity any documentation that the Department needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58.
17. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
18. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
19. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act and 24 CFR Part 35.
20. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No A-87 (Cost Principles for State, Local and Indian Tribal Governments) and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).
21. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.

22. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and attachments at the primary business office of the PHA and at all other items and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.

St. Louis Housing Authority

MO36P001

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Sal F. Martinez (date)  
Signed/Dated by PHA Board Chair or other authorized PHA Official

**Redevelopment Department**



Francis G. Slay  
*Mayor*

**ST. LOUIS HOUSING AUTHORITY**

4100 Lindell Boulevard  
Saint Louis, Missouri 63108

Office: 314/286 4272  
Fax: 314/286 4382  
TDD: 314/286 4223

**TO:** Board of Commissioners

**FROM:** Donald K. Ralph

**THROUGH:** Cheryl A. Lovell

**DATE:** June 13, 2005

**RE:** Resolution No. 2431  
Approving and authorizing the submission of the Agency Plan Annual Submission for fiscal year 2005

Board approval is requested to authorize the St. Louis Housing Authority to submit the Agency Plan Annual Submission for fiscal year 2005.

St. Louis Housing Authority has prepared the Agency Plan Annual Submission according with the regulations and requirement of 24 CFR 903.

Resident planning meetings were conducted to encourage meaningful participation in the planning and development process of the annual submission.

Enclosed for your review are the following exhibits:

1. Proposed Agency Plan Annual Submission
2. Annual Statement for Capital Fund Program
3. Comments and Response Summary from Public Hearing
4. Notice of Public Hearing
5. Minutes from Town Hall Meetings
6. Spreadsheet of Resident Needs and Concerns
7. Calendar of Resident Planning Meetings

**Resolution Approving and Authorizing Submission of the Agency Plan Annual Submission for FY2005**

WHEREAS, the St. Louis Housing Authority (SLHA) desires to submit the Agency Plan Annual Submission for fiscal year 2005; and

WHEREAS, the Agency Plan Annual Submission has been prepared in accordance with 24 CFR Part 903 regulations and requirements for submission to HUD; and

WHEREAS, SLHA has facilitated resident planning meetings to encourage broad public participation in the annual submission preparation process; and

WHEREAS, SLHA has worked in collaboration and conducted planning meetings with the City-Wide Tenant Affairs Board to obtain recommendations in the development of the proposed Annual Submission; and

WHEREAS, SLHA has published notices and made the proposed Agency Plan Annual Submission available for inspection and public comment for a period of 45 days prior to the Public Hearing; and

WHEREAS, SLHA has obtained certification from local government officials that the proposed Agency Plan Annual Submission is consistent with the jurisdiction consolidated plan; and

WHEREAS, SLHA conducted a Public Hearing on June 2, 2005 to obtain public comments regarding the proposed Annual Submission; and

WHEREAS, SLHA has considered all comments and recommendations received, and has incorporated all relevant changes in the proposed Agency Plan Annual Submission.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE ST. LOUIS HOUSING AUTHORITY THAT:

1. The Executive Director of the St. Louis Housing Authority is authorized and directed to submit the Agency Plan Annual Submission for fiscal year 2005 to HUD.

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Sal F. Martinez, Chairman  
Board of Commissioners  
St. Louis Housing Authority

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Cheryl A. Lovell, Secretary  
Board of Commissioners  
St. Louis Housing Authority

Approved by the Board of Commissioners on June 23, 2005

# Certification of Payments to Influence Federal Transactions

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

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Applicant Name

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Program/Activity Receiving Federal Grant Funding

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The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

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I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.  
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

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Name of Authorized Official	Title
Signature	Date (mm/dd/yyyy)

# Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

Program/Activity Receiving Federal Grant Funding

Acting on behalf of the above named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

I certify that the above named Applicant will or will continue to provide a drug-free workplace by:

a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition.

b. Establishing an on-going drug-free awareness program to inform employees ---

(1) The dangers of drug abuse in the workplace;

(2) The Applicant's policy of maintaining a drug-free workplace;

(3) Any available drug counseling, rehabilitation, and employee assistance programs; and

(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

c. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph a.;

d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will ---

(1) Abide by the terms of the statement; and

(2) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;

e. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph d.(2) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federalagency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

f. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph d.(2), with respect to any employee who is so convicted ---

(1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or

(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

**2. Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. Identify each sheet with the Applicant name and address and the program/activity receiving grant funding.)

Check here  if there are workplaces on file that are not identified on the attached sheets.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Title

Signature

Date

X

# DISCLOSURE OF LOBBYING ACTIVITIES

Approved by OMB

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352

0348-0046

(See reverse for public burden disclosure.)

<b>1. Type of Federal Action:</b> <input type="checkbox"/> a. contract <input type="checkbox"/> b. grant <input type="checkbox"/> c. cooperative agreement <input type="checkbox"/> d. loan <input type="checkbox"/> e. loan guarantee <input type="checkbox"/> f. loan insurance	<b>2. Status of Federal Action:</b> <input type="checkbox"/> a. bid/offer/application <input type="checkbox"/> b. initial award <input type="checkbox"/> c. post-award	<b>3. Report Type:</b> <input type="checkbox"/> a. initial filing <input type="checkbox"/> b. material change <b>For Material Change Only:</b> year _____ quarter _____ date of last report _____
<b>4. Name and Address of Reporting Entity:</b> <input type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known:  Congressional District, if known:	<b>5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime:</b>   Congressional District, if known:	
<b>6. Federal Department/Agency:</b>	<b>7. Federal Program Name/Description:</b>  CFDA Number, if applicable: _____	
<b>8. Federal Action Number, if known:</b>	<b>9. Award Amount, if known:</b> \$ _____	
<b>10. a. Name and Address of Lobbying Registrant</b> <i>(if individual, last name, first name, MI):</i>	<b>b. Individuals Performing Services</b> <i>(including address if different from No. 10a)</i> <i>(last name, first name, MI):</i>	
<b>11.</b> Information requested through this form is authorized by title 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be reported to the Congress semi-annually and will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.	Signature: _____ Print Name: _____ Title: _____ Telephone No.: _____ Date: _____	
<b>Federal Use Only:</b>		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)

## INSTRUCTIONS FOR COMPLETION OF SF-LLL, DISCLOSURE OF LOBBYING ACTIVITIES

This disclosure form shall be completed by the reporting entity, whether subawardee or prime Federal recipient, at the initiation or receipt of a covered Federal action, or a material change to a previous filing, pursuant to title 31 U.S.C. section 1352. The filing of a form is required for each payment or agreement to make payment to any lobbying entity for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with a covered Federal action. Complete all items that apply for both the initial filing and material change report. Refer to the implementing guidance published by the Office of Management and Budget for additional information.

1. Identify the type of covered Federal action for which lobbying activity is and/or has been secured to influence the outcome of a covered Federal action.
2. Identify the status of the covered Federal action.
3. Identify the appropriate classification of this report. If this is a followup report caused by a material change to the information previously reported, enter the year and quarter in which the change occurred. Enter the date of the last previously submitted report by this reporting entity for this covered Federal action.
4. Enter the full name, address, city, State and zip code of the reporting entity. Include Congressional District, if known. Check the appropriate classification of the reporting entity that designates if it is, or expects to be, a prime or subaward recipient. Identify the tier of the subawardee, e.g., the first subawardee of the prime is the 1st tier. Subawards include but are not limited to subcontracts, subgrants and contract awards under grants.
5. If the organization filing the report in item 4 checks "Subawardee," then enter the full name, address, city, State and zip code of the prime Federal recipient. Include Congressional District, if known.
6. Enter the name of the Federal agency making the award or loan commitment. Include at least one organizational level below agency name, if known. For example, Department of Transportation, United States Coast Guard.
7. Enter the Federal program name or description for the covered Federal action (item 1). If known, enter the full Catalog of Federal Domestic Assistance (CFDA) number for grants, cooperative agreements, loans, and loan commitments.
8. Enter the most appropriate Federal identifying number available for the Federal action identified in item 1 (e.g., Request for Proposal (RFP) number; Invitation for Bid (IFB) number; grant announcement number; the contract, grant, or loan award number; the application/proposal control number assigned by the Federal agency). Include prefixes, e.g., "RFP-DE-90-001."
9. For a covered Federal action where there has been an award or loan commitment by the Federal agency, enter the Federal amount of the award/loan commitment for the prime entity identified in item 4 or 5.
10. (a) Enter the full name, address, city, State and zip code of the lobbying registrant under the Lobbying Disclosure Act of 1995 engaged by the reporting entity identified in item 4 to influence the covered Federal action.  
  
(b) Enter the full names of the individual(s) performing services, and include full address if different from 10 (a). Enter Last Name, First Name, and Middle Initial (MI).
11. The certifying official shall sign and date the form, print his/her name, title, and telephone number.

According to the Paperwork Reduction Act, as amended, no persons are required to respond to a collection of information unless it displays a valid OMB Control Number. The valid OMB control number for this information collection is OMB No. 0348-0046. Public reporting burden for this collection of information is estimated to average 10 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0046), Washington, DC 20503.

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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  <b>2002</b>
	Capital Fund Program Grant No:	MO36P00150102	
	Replacement Housing Factor No:		

Original Annual Statement      Reserve for Disasters/Emergencies      Revised Annual Statement (revision no: 9 )  
 Performance and Evaluation Report for Period Ending: 3/31/05      Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 1,000,000	\$ 958,342	\$ 958,342	958,342.27
3	1408 Management Improvements	2,345,513	2,411,576	2,411,576	2,345,513.00
4	1410 Administration	1,369,000	1,369,000	1,369,000	1,369,000.00
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	753,829	531,137	531,137	531,136.88
8	1440 Site Acquisition	32,846	31,786	31,786	31,785.67
9	1450 Site Improvement	-	-	-	-
10	1460 Dwelling Structures	8,016,564	8,243,501	8,243,500	8,243,500.39
11	1465.1 Dwelling Equipment--Nonexpendable	-	-	-	-
12	1470 Nondwelling Structures	-	-	-	-
13	1475 Nondwelling Equipment	25,000	19,204	19,204	19,203.59
14	1485 Demolition	74,899	77,596	77,596	77,596.32
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	72,361	47,870	47,870	47,870.18
18	1499 Development Activities	-	-	-	-
19	1501 Collateralization or Debt Service	-	-	-	-
20	1502 Contingency	-	-	-	-
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$ 13,690,012	\$ 13,690,012	\$ 13,690,012	13,623,948.30
22	Amount of line 21 Related to LBP Activities	-	-	-	-
23	Amount of line 21 Related to Section 504 compliance	-	-	-	-
24	Amount of line 21 Related to Security-Soft Costs	1,815,513	1,980,308	-	-
25	Amount of line 21 Related to Security-Hard Costs	-	-	-	-
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report**  
**Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number						Federal FY of Grant:				
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002				
Development Number Name/HA-Wide Activities		General Description of Major Work Categories		Contractor and Contract No.	Dev. Acct. No.	Quantity		Total Estimated Cost		Total Actual Cost		Status of Work
								Original	Revised	Funds Obligated	Funds Expended	
<b>PHA Wide</b>												
<b>Operations 1406</b>												
Operations												
Total Operations												
<b>Management Improvements 1408</b>												
Extraordinary Mtce. & Sundry												
Planning & Applications												
Resident Initiative Costs												
Security Costs												
Training Costs												
Vacant Unit Turnaround												
Computer Software, Support, Training												
Self Sufficiency Program												
Total Management Improvements												
<b>Administration 1410</b>												
Salaries & benefits												
Sundry												
Training												
Travel												
Total Administration												
<b>Fees and Costs 1430</b>												
Construction administration for modernization at MO1-013, MO1-015, MO1-016, MO1-017, MO1-019, MO1-021, MO1-024F, MO1-28, MO1-041A and preliminary design for modernization of MO1-010, MO1-018, MO1-022, MO1-037												
Total Costs and Fees												
<b>Site Acquisition 1440</b>												
Appraisals for MO1-016, MO1-021, MO1-001												
Total Site Acquisition												
<b>Site Improvement 1450</b>												
Total Site Improvement												
<b>Dwelling Structures 1460</b>												
Total Dwelling Structures												
<b>Dwelling Equipment - Nonexpendable 1465.1</b>												
Total Dwelling Equipment												
<b>Nondwelling Structures 1470</b>												
Total Nondwelling Structures												

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002	
Replacement Housing Factor No:		Dev. Acct. No.		Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.			Original	Revised	Funds Obligated	Funds Expended	
PHA Wide (cont)	<b>Nondwelling Equipment</b>		1475						
	Computer equipment upgrades	Miscellaneous P.O.s		1 year	\$ 25,000	\$ 19,204	\$ 19,204	19,203.59	Completed in this program
	<b>Total Nondwelling Equipment</b>				\$ 25,000	\$ 19,204	\$ 19,204	19,203.59	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total PHA Wide</b>				\$ 5,526,188	\$ 5,321,045	\$ 5,321,045	5,254,981.41	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002		
		Replacement Housing Factor No:								
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-002 Clinton Peabody	<b>Fees and Costs</b>		1430							
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>		1450							
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>		1460							
	Miscellaneous P.O.s - SLHA completed roof replacement to rehabbed units, rehabbed fire damaged units and installed entry doors.				2 Units	\$ 6,075	\$ 19,138	\$ 19,138	19,137.52	Completed in this program
	<b>Total Dwelling Structures</b>					\$ 6,075	\$ 19,138	\$ 19,138	19,137.52	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470							
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475							
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485							
	<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1							
	<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499							
	<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501							
	<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Total Clinton Peabody</b>					\$ 6,075	\$ 19,138	\$ 19,138	19,137.52	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002			
Development Number Name/HA-Wide Activities		General Description of Major Work Categories		Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
							Original	Revised	Funds Obligated	Funds Expended	
MO1-003 Cochran Gardens	<b>Fees and Costs</b>		1430				\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440				\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450				\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460				\$ 90,411	\$ 74,811	\$ 74,811	74,810.56	The total amount of the contract is \$746,127.23. To date, the contract is complete. 64% of the contract was expended in MO36P001708; 21% in MO36P00150100; 5% in MO36P00150101 and 10% in the current program.
	SLHA performed major upgrades to 9 geared passenger elevators at 7 buildings; Claim settlement for Complete Electric; Boiler upgrade		Miller Elevator 708-20-3			7 bldgs					
	Miscellaneous P.O.s for claim settlement and boiler upgrade							14,616	14,616	14,616.13	
	<b>Total Dwelling Structures</b>						\$ 90,411	\$ 89,427	\$ 89,427	89,426.69	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1				\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470				\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475				\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485				\$ 3,000	\$ 3,000	\$ 3,000	3,000.00	The total amount of the contract is \$1,647,354. To date, the contract is complete. 85.3% of the contract was expended in MO36URD001D401; 14.5% in MO36P00150101 and .2% in the current program.
	SLHA abated and demolished buildings, earthwork		Premier Demolition 708-21-3			5 bldgs					
	<b>Total Demolition</b>						\$ 3,000	\$ 3,000	\$ 3,000	3,000.00	
	<b>Relocation Costs</b>		1495.1				\$ -	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>						\$ -	\$ -	\$ -	\$ -	
<b>Development Activities</b>		1499				\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>						\$ -	\$ -	\$ -	\$ -		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150102				2002		
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-03 Cochran Gardens cont.	<b>Collateralization or Debt Service</b>		1501		\$ -	\$ -	\$ -	\$ -	
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total Cochran Gardens</b>				\$ 93,411	\$ 92,427	\$ 92,427	92,426.69	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-006A Vaughn Elderly	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
		SLHA abated and demolished building and completed earthwork	Ahren's Contracting 708-9-6E		1 bldg.	\$ 71,899	\$ 71,899	\$ 71,899	71,898.89
<b>Total Demolition</b>					\$ 71,899	\$ 71,899	\$ 71,899	71,898.89	
<b>Relocation Costs</b>		1495.1							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -	
<b>Development Activities</b>		1499							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -	
<b>Collateralization or Debt Service</b>		1501							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -	
<b>Total Vaughn Elderly</b>					\$ 71,899	\$ 71,899	\$ 71,899	71,898.89	

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

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150102				2002		
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-013A Euclid Plaza Townhouse	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
					\$ -	\$ -	\$ -	\$ -	
<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -		
<b>Demolition</b>		1485							
	SLHA abated and demolished buildings, earthwork	Mid-States Wrecking RD03-11		7 bldgs		\$ 2,697	\$ 2,697	2,697.43	The total amount of the contract is \$433,365.43. To date, the contract is complete. 99.4% of the contract was expended in MO36URD001D102; .6% in the current program.
					\$ -	\$ 2,697	\$ 2,697	2,697.43	
<b>Total Demolition</b>				\$ -	\$ 2,697	\$ 2,697	2,697.43		
<b>Relocation Costs</b>		1495.1							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150102				2002		
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-013A Euclid Plaza Townhouse cont.	<b>Collateralization or Debt Service</b>		1501		\$ -	\$ -	\$ -	\$ -	
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total Euclid Plaza Townhouse</b>				\$ -	\$ 2,697	\$ 2,697	\$ 2,697.43	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-015 Towne XV	<b>Fees and Costs</b>		1430						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	SLHA continued the comprehensive modernization of this development. The modernization that encompasses complete gut rehabilitation which replaces all systems, all finishes.	Hart 503-3		8 Units	\$ 221,886	\$ 215,829	\$ 215,829	215,828.86	The total amount of the contract is \$578,318.01. To date, the contract is fully completed. 63% of the contract was expended from MO36P00150101; 37% expended in the current program.
	<b>Total Dwelling Structures</b>				\$ 221,886	\$ 215,829	\$ 215,829	215,828.86	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
<b>Total Towne XV</b>				\$ 221,886	\$ 215,829	\$ 215,829	215,828.86		

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

PHA Name:		Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No:		MO36P00150102		2002			
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-016 McMillan	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	\$ -
	<b>Site Improvement</b>		1450						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Site Improvement</b>					\$ -	\$ -	\$ -	\$ -
	<b>Dwelling Structures</b>		1460						
	<b>Total Dwelling Structures</b>					\$ -	\$ -	\$ -	\$ -
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -
	<b>Nondwelling Structures</b>		1470						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -
	<b>Nondwelling Equipment</b>		1475						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -
	<b>Demolition</b>		1485						
					\$ -	\$ -	\$ -	\$ -	
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
<b>Relocation Costs</b>		1495.1							
Stipends/transfers/moving expenses	Miscellaneous Moves				\$ -	\$ 450	\$ 450	450.00	Ongoing/Completed in this program
<b>Total Relocation Costs</b>					\$ -	\$ 450	\$ 450	450.00	
<b>Development Activities</b>		1499							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -	
<b>Collateralization or Debt Service</b>		1501							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -	
<b>Total McMillan</b>					\$ -	\$ 450	\$ 450	450.00	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:				
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002				
Development Number Name/HA-Wide Activities		Contractor and Contract No.		Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost				
						Original	Revised	Funds Obligated	Funds Expended			
									Status of Work			
MO1-017 West Pine	<b>Fees and Costs</b>		1430									
					\$	-	\$	-	\$	-		
	<b>Total Costs and Fees</b>				\$	-	\$	-	\$	-		
	<b>Site Acquisition</b>		1440									
					\$	-	\$	-	\$	-		
	<b>Total Site Acquisition</b>				\$	-	\$	-	\$	-		
	<b>Site Improvement</b>		1450									
					\$	-	\$	-	\$	-		
	<b>Total Site Improvement</b>				\$	-	\$	-	\$	-		
	<b>Dwelling Structures</b>		1460									
	SLHA continued comprehensive modernization of this development, which encompasses complete gut rehabilitation that replaces all systems, all finishes and reconfigures 76 efficiency units into 94 one-bedroom units and 5 two-bedroom units, landscaping and painting.		K&S 502-1-17			128 Units	\$ 3,546,728	\$ 3,396,815	\$ 3,396,815	3,396,815.16	The total amount of the contract is \$7,854,346.68. To date, the contract is fully completed. 24.6% of the contract was expended from MO36P00150100; 31.7% from MO36P00150101; 43.2% in the current program and .5% in MO36P00150103.	
	<b>Total Dwelling Structures</b>				\$	3,546,728	\$	3,396,815	\$	3,396,815	3,396,815.16	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1									
					\$	-	\$	-	\$	-		
	<b>Total Dwelling Equipment</b>				\$	-	\$	-	\$	-		
	<b>Nondwelling Structures</b>		1470									
					\$	-	\$	-	\$	-		
	<b>Total Nondwelling Structures</b>				\$	-	\$	-	\$	-		
	<b>Nondwelling Equipment</b>		1475									
					\$	-	\$	-	\$	-		
	<b>Total Nondwelling Equipment</b>				\$	-	\$	-	\$	-		
	<b>Demolition</b>		1485									
					\$	-	\$	-	\$	-		
	<b>Total Demolition</b>				\$	-	\$	-	\$	-		
	<b>Relocation Costs</b>		1495.1									
Stipends/transfers moving expenses		Miscellaneous P.O.s				\$	-	\$	13,812	\$ 13,812	13,812.26	Completed in this program
<b>Total Relocation Costs</b>				\$	-	\$	13,812	\$	13,812	\$ 13,812.26		
<b>Development Activities</b>		1499										
				\$	-	\$	-	\$	-			
<b>Total Development Activities</b>				\$	-	\$	-	\$	-			
<b>Collateralization or Debt Service</b>		1501										
				\$	-	\$	-	\$	-			
<b>Total Collateralization or Debt Service</b>				\$	-	\$	-	\$	-			
<b>Total West Pine</b>				\$	3,546,728	\$	3,410,627	\$	3,410,627	3,410,627.42		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-019 Parkview	<b>Fees and Costs</b>		<b>1430</b>						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA continued the phased, comprehensive modernization of this development, which encompasses complete gut rehabilitation that replaces all systems, all finished and reconfigures 102 efficiency units into one-bedroom units.	K&S 707-18-19		397 Units	\$ 1,026,177	\$ 874,697	\$ 874,697	874,696.70	The total amount of the contract is \$20,317,219.89. To date, 19.8% of the contract was completed in program MO36P001707; 26.2% in program MO36P001708; 24.4% in program MO36P00150100; 25.2% in program MO36P00150101; 4.4% in the current program
	Miscellaneous P.O.s				\$ 21,133	\$ 21,133	21,133.44		
	<b>Total Dwelling Structures</b>				\$ 1,026,177	\$ 895,830	\$ 895,830	895,830.14	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		<b>1495.1</b>						
	Stipends/transfers/moving expenses				\$ -	\$ 1,076	\$ 1,076	1,076.17	Completed in this program
	<b>Total Relocation Costs</b>				\$ -	\$ 1,076	\$ 1,076	1,076.17	
	<b>Development Activities</b>		<b>1499</b>						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		<b>1501</b>						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total Parkview</b>				\$ 1,026,177	\$ 896,906	\$ 896,906	896,906.31	

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

PHA Name:		Grant Type and Number				Federal FY of Grant:				
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102				2002				
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-021 Mark Twain	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460							
	<b>Total Dwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1							
	Stipends/transfers/moving expenses	Miscellaneous Moves				\$ -	\$ 2,153	\$ 2,153	2,152.51	Completed in this program
	<b>Total Relocation Costs</b>					\$ -	\$ 2,153	\$ 2,153	2,152.51	
<b>Development Activities</b>		1499								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		1501								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -		
<b>Total Mark Twain</b>					\$ -	\$ 2,153	\$ 2,153	2,152.51		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-024F Warwood Family	<b>Fees and Costs</b>		<b>1430</b>						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA continued the limited modernization of this development that encompasses roof repair, siding replacement, entry door replacements and installed trash enclosures	Oz		29 Units	\$ 45,246	\$ 45,246	\$ 45,246	45,245.78	The total amount of the contract is \$336,245.04. To date, 87% was completed in program MO36P00150101. The remaining 13% completes the contract in this program.
	Miscellaneous P.O.s				\$ 35,000	\$ 35,000	35,000.00		
	<b>Total Dwelling Structures</b>				\$ 45,246	\$ 80,246	\$ 80,246	80,245.78	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		<b>1495.1</b>						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		<b>1499</b>						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		<b>1501</b>						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total Warwood Family</b>				\$ 45,246	\$ 80,246	\$ 80,246	80,245.78	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002		
		Replacement Housing Factor No:								
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-026 Page Manor	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>			1440						
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>			1450						
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>			1460						
		SLHA continued the limited modernization of this development that encompasses roof repair, siding replacement, entry door replacements, replacement of interior finishes, fixtures and installed trash enclosures.	CFC 708-19-26		10 Units	\$ 71,809	\$ 71,809	\$ 71,809	71,809.06	The total amount of the contract is \$643,295.07. To date, 40% was completed in program MO36P001708, 44% was completed in program MO36P00150100 and 5% in program MO36P00150101; 11% in this program.
	<b>Total Dwelling Structures</b>					\$ 71,809	\$ 71,809	\$ 71,809	71,809.06	
	<b>Dwelling Equipment - Nonexpendable</b>			1465.1						
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>			1470						
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>			1475						
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>			1485						
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>			1495.1						
		Stipends/Transfers/Moving Expenses				\$ -	\$ 726	\$ 726	726.00	Completed in this program
	<b>Total Relocation Costs</b>					\$ -	\$ 726	\$ 726	726.00	
<b>Development Activities</b>			1499							
					\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>			1501							
					\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -		
<b>Total Page Manor</b>					\$ 71,809	\$ 72,535	\$ 72,535	72,535.06		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002			
Development Number Name/HA-Wide Activities		General Description of Major Work Categories		Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		
							Original	Revised	Funds Obligated	Funds Expended	
MO1-028 Badenhaus	<b>Fees and Costs</b>		1430				\$ -	\$ -	\$ -	\$ -	
	<b>Total Fees and Costs</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440				\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450				\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460				\$ 595,194	\$ 627,614	\$ 627,614	\$ 627,613.84	
	SLHA continued the comprehensive modernization of this development that encompasses complete gut rehabilitation which replaces all systems and all finishes.		K&S 708-7-28			100 Units					The total amount of the contract is \$5,679,581.71. To date, 26% of the contract was completed under program MO36P001708, 33% in MO36P00150100 and 30% in MO36P00150101. 11% in the current program.
	Miscellaneous P.O.s						\$ 18,900	\$ 18,900	\$ 18,900	\$ 18,900.00	
	<b>Total Dwelling Structures</b>						\$ 595,194	\$ 646,514	\$ 646,514	\$ 646,513.84	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1				\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470				\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475				\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485				\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1				\$ 72,275	\$ 10,501	\$ 10,501	\$ 10,500.54	
	Relocation of residents encompassing stipends, transferring utilities and moving costs to facilitate modernization.					100 Units					Completed in this program.
	<b>Total Relocation Costs</b>						\$ 72,275	\$ 10,501	\$ 10,501	\$ 10,500.54	
	<b>Development Activities</b>		1499				\$ -	\$ -	\$ -	\$ -	
	<b>Total Development Activities</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501				\$ -	\$ -	\$ -	\$ -	
	<b>Total Collateralization or Debt Service</b>						\$ -	\$ -	\$ -	\$ -	
	<b>Total Badenhaus</b>						\$ 667,469	\$ 657,014	\$ 657,014	\$ 657,014.38	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-035 Armand & Ohio	<b>Fees and Costs</b>		1430						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	SLHA continued the comprehensive modernization of this development that encompasses roof repair, siding replacement, entry door replacements, replacement of interior finishes and installed trash enclosures.	Hart 503-1-35		7 Units	\$ 567,764	\$ 765,192	\$ 765,192	765,192.11	The total amount of the contract is \$850,071.95. To date, 10% of the contract has been completed under MO36P00150101. 90% in the current program.
	<b>Total Dwelling Structures</b>				\$ 567,764	\$ 765,192	\$ 765,192	765,192.11	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
<b>Total Armand &amp; Ohio</b>				\$ 567,764	\$ 765,192	\$ 765,192	765,192.11		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-037 Cochran Plaza	<b>Fees and Costs</b>		1430						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	Phased funding for comprehensive improvements including reconfiguration of units. Replacement of all electrical, HVAC plumbing, cabinets, floor tile, and painting	Hart 503-8-37		24 Units	\$ 1,088,695	\$ 1,192,950	\$ 1,192,950	1,192,950.47	Total Contract is for \$3,817,962.91. To date 31% of the contract has been expended in the current program and it is anticipated that the remaining 69% of the contract will be expended in MO36P00150103.
	<b>Total Dwelling Structures</b>				\$ 1,088,695	\$ 1,192,950	\$ 1,192,950	1,192,950.47	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	Stipends/transfers/moving expenses				\$ -	\$ 16,118	\$ 16,118	16,118.30	Completed in this program
	<b>Total Relocation Costs</b>				\$ -	\$ 16,118	\$ 16,118	16,118.30	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total Cochran Plaza</b>				\$ 1,088,695	\$ 1,209,069	\$ 1,209,069	1,209,068.77		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002		
		Replacement Housing Factor No:								
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-038B Samuel Shepard	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>		1450							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>		1460							
	SLHA continued the limited modernization of this development that encompasses roof repair, siding replacement, entry door replacements, replacement of interior finishes, fixtures and installed trash enclosures.		Abdelmalek 708-10		16 Units	\$ 4,311	\$ 4,311	\$ 4,311	4,310.94	The total amount of the contract is \$3,006,289.45. To date, 22% of the contract was completed in program MO36P001707, 27% in program MO36P001708, 38% in program MO36P00150100 and 12% in program MO36P00150101. The remaining 1% completes the contract in this program.
	<b>Total Dwelling Structures</b>				\$ 4,311	\$ 4,311	\$ 4,311	4,310.94		
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Nondwelling Structures</b>		1470							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Nondwelling Equipment</b>		1475							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Demolition</b>		1485							
					\$ -	\$ -	\$ -	\$ -		
<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -			
<b>Relocation Costs</b>		1495.1								
Relocation of residents encompassing stipends, transferring utilities and moving costs to facilitate modernization.				16 units	\$ 86					
<b>Total Relocation Costs</b>				\$ 86	\$ -					
<b>Development Activities</b>		1499								
				\$ -	\$ -	\$ -	\$ -			
<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -			
<b>Collateralization or Debt Service</b>		1501								
				\$ -	\$ -	\$ -	\$ -			
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -			
<b>Total Samuel Shepard</b>					\$ 4,397	\$ 4,311	\$ 4,311	4,310.94		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002		
		Replacement Housing Factor No:								
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contactor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-041 Lookaway	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>		1450							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>		1460							
		Miscellaneous P.O.s - SLHA completed itemized upgrades to this development that encompasses caulking of exterior windows (caulking failed and re-caulking was necessary) and installed door sweeps			17 units	\$ -	\$ 13,275	\$ 13,275	13,275.00	Completed in this program
	<b>Total Dwelling Structures</b>					\$ -	\$ 13,275	\$ 13,275	13,275.00	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485							
						\$ -	\$ -	\$ -	\$ -	
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		1495.1								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		1501								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -		
<b>Total Lookaway</b>					-	13,275.00	13,275.00	13,275.00		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contactor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-041A South Broadway	<b>Fees and Costs</b>		1430						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	SLHA continued the limited modernization of this development that encompasses roof repair, entry door replacements, replacements of interior finishes and fixtures.	Abdelmalek 708-7-41A		10 units	\$ 568,500	\$ 606,261	\$ 606,261	606,260.54	The total amount of the contract is \$608,064.38. To date, 99% of the contract was completed under the current program and 1% in MO36P001501-03
	Miscellaneous P.O.s				\$ 35,100	\$ 35,100	35,100.00		
	<b>Total Dwelling Structures</b>				\$ 568,500	\$ 641,361	\$ 641,361	641,360.54	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	Stipends/transfer utilities/moving expenses	Miscellaneous P.O.s			\$ -	\$ 3,034	\$ 3,034	3,034.40	
	<b>Total Relocation Costs</b>				\$ -	\$ 3,034	\$ 3,034	3,034.40	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total South Broadway</b>				\$ 568,500	\$ 644,395	\$ 644,395	644,394.94	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150102		2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contactor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-042 Lafayette Townhouses	<b>Fees and Costs</b>		<b>1430</b>						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	Miscellaneous P.O.s - Installed wood louvered doors at furnace rooms to correct design deficiency of mechanical system.	Abdelmalek P.O. #30243		38 Units	\$ 7,832	\$ 7,832	\$ 7,832	7,832.00	Complete in this program
	<b>Total Dwelling Structures</b>				\$ 7,832	\$ 7,832	\$ 7,832	7,832.00	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		<b>1495.1</b>						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		<b>1499</b>						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		<b>1501</b>						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
<b>Total Lafayette Townhouse</b>				\$ 7,832	\$ 7,832	\$ 7,832	7,832.00		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:				Grant Type and Number				Federal FY of Grant:	
St. Louis Housing Authority				Capital Fund Program Grant No:		MO36P00150102		2002	
				Replacement Housing Factor No:					
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-042A Tiffany Turnkey	<b>Fees and Costs</b>		<b>1430</b>						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA continued the limited modernization of this development that encompasses roof repair, entry door replacements, replacements of interior finishes and fixtures.	CFC 708-4		25 Units	\$ 175,936	\$ 127,096	\$ 127,096	127,095.81	The total amount of the contract is \$2,468,365.14. To date, 17% of the contract was completed under program MO36P001707, 46% in program MO36P001708, 30% in program MO36P00150100 and 2% in program MO36P00150101. The remaining 5% completes the contract in this program.
	<b>Total Dwelling Structures</b>				\$ 175,936	\$ 127,096	\$ 127,096	127,095.81	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		<b>1495.1</b>						
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		<b>1499</b>						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		<b>1501</b>						
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
<b>Total Tiffany Turnkey</b>				\$ 175,936	\$ 127,096	\$ 127,096	127,095.81		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150102						2002		
		Replacement Housing Factor No:								
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contactor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-046 Murphy Park	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>		1450							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>		1460							
		SLHA portion for continuing the completion of this new development was \$8,790,638.40.	McCormack Baron Salazar EX94-20		222 Units	\$ -	\$ 75,876	\$ 75,876	75,876.47	.9% of Development of Phase III Construction Family Units was completed in this program; 6.4% in MO36P
	<b>Total Dwelling Structures</b>					\$ -	\$ 75,876	\$ 75,876	75,876.47	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485							
					\$ -	\$ -	\$ -	\$ -		
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		1495.1								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150102				2002		
Development Number Name/HA-Wide Activities			General Description of Major Work Categories		Contactor and Contract No.	Dev. Acct. No.		Quantity	
						Total Estimated Cost		Total Actual Cost	
						Original	Revised	Funds Obligated	Funds Expended
MO1-046 Murphy Park cont.			Collateralization or Debt Service		1501				
						\$ -	\$ -	\$ -	\$ -
			Total Collateralization or Debt Service			\$ -	\$ -	\$ -	\$ -
			Total Murphy Park			\$ -	\$ 75,876	\$ 75,876	75,876.47

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

PHA Name:		Grant Type and Number					Federal FY of Grant:
St. Louis Housing Authority		Capital Fund Program Grant No:			MO36P00150102		<b>2002</b>
		Replacement Housing Factor No:					
Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MO1-002 Clinton Peabody	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-003 Cochran Gardens	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-006E Vaughn Elderly	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-013A Euclid Plaza Townhouse	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-015 Towne XV	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-016 McMillan	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-017 West Pine	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-019 Parkview	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-021 Mark Twain							
MO1-024F Warwood Family	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-026 Page Manor	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-028 Badenhaus	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-035 Armand & Ohio	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
St. Louis Housing Authority	Capital Fund Program Grant No: MO36P00150102	<b>2002</b>
	Replacement Housing Factor No:	

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MO1-037 Cochran Plaza	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-038B Samuel Shepard	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-041 Lookaway	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-041A South Broadway	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-042 Lafayette Townhouse	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-042A Tiffany Turnkey	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
MO1-046 Murphy Park	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			
PHA - Wide	Sep. 30, 2004		Sep. 30, 2004	Sep. 30, 2005			

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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# Annual Statement/Performance and Evaluation Report

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

<b>PHA Name:</b>	<b>Grant Type and Number</b>	<b>Federal FY of Grant:</b>
St. Louis Housing Authority	Capital Fund Program Grant No:	<b>2002</b>
	Replacement Housing Factor No: MO36R00150102	

Original Annual Statement                      Reserve for Disasters/Emergencies                      Revised Annual Statement (revision no: 3)  
 Performance and Evaluation Report for Period Ending: 3/31/05                      Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ -	\$ -	\$ -	\$ -
3	1408 Management Improvements	100,000	-	-	-
4	1410 Administration	470,880	-	-	-
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	230,000	-	-	-
8	1440 Site Acquisition	75,000	-	-	-
9	1450 Site Improvement	250,000	-	-	-
10	1460 Dwelling Structures	3,497,921	-	-	-
11	1465.1 Dwelling Equipment--Nonexpendable	-	-	-	-
12	1470 Nondwelling Structures	-	-	-	-
13	1475 Nondwelling Equipment	60,000	-	-	-
14	1485 Demolition	-	-	-	-
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	25,000	-	-	-
18	1499 Development Activities	-	4,708,801	4,708,801	2,195,358.97
19	1501 Collateralization or Debt Service	-	-	-	-
20	1502 Contingency	-	-	-	-
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$ 4,708,801	\$ 4,708,801	\$ 4,708,801	2,195,358.97
22	Amount of line 21 Related to LBP Activities	-	-	-	-
23	Amount of line 21 Related to Section 504 compliance	-	-	-	-
24	Amount of line 21 Related to Security-Soft Costs	-	-	-	-
25	Amount of line 21 Related to Security-Hard Costs	-	-	-	-
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director _____ Date (mm/dd/yyyy) _____	Signature of Public Housing Director _____ Date (mm/dd/yyyy) _____
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**Annual Statement/Performance and Evaluation Report**  
**Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:						2002	
		Replacement Housing Factor No: MO36R00150102							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		<b>1406</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Operations</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Management Improvements</b>		<b>1408</b>						
	Extraordinary Mtce. & Sundry				\$ -	\$ -	\$ -	\$ -	
	Planning & Applications				50,000	-	-	-	
	Computer S/W, Support, Training				50,000	-	-	-	
	Security Costs				-	-	-	-	
	Training Costs				-	-	-	-	
	Vacant Unit Turnaround				-	-	-	-	
	<b>Total Management Improvements</b>				\$ 100,000	\$ -	\$ -	\$ -	
	<b>Administration</b>		<b>1410</b>						
	Salaries & benefits			1 year	\$ 470,880		\$ -	\$ -	
	Sundry				-	-	-	-	
	Training				-	-	-	-	
	Travel				-	-	-	-	
	<b>Total Administration</b>				\$ 470,880	\$ -	\$ -	\$ -	
	<b>Fees and Costs</b>		<b>1430</b>						
	Miscellaneous Contracts				\$ 230,000	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ 230,000	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	Miscellaneous Contracts				\$ 75,000	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ 75,000	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	Miscellaneous Contracts				\$ 250,000	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ 250,000	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	Capital Improvements	Vaughn, McMillan, Shenandoah			\$ 3,497,921				
	<b>Total Dwelling Structures</b>				\$ 3,497,921	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	Miscellaneous Contracts				\$ 60,000	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ 60,000	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	

Annual Statement/Performance and Evaluation Report										
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary										
PHA Name:			Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority			Capital Fund Program Grant No:				2002			
			Replacement Housing Factor No: MO36R00150102							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
PHA Wide cont.	<b>Relocation Costs</b>		1495.1							
		Miscellaneous Moves			\$	25,000	\$	-	\$ -	
	<b>Total Relocation Costs</b>				\$	25,000	\$	-	\$ -	
	<b>Development Activities</b>		1499							
		Salaries & benefits/Sundry		1 Year	\$	-	\$ 716,882	\$ 716,882	300,518.85	Ongoing
	<b>Total Development Activities</b>				\$	-	716,882.00	716,882.00	300,518.85	
	<b>Collateralization or Debt Service</b>		1501							
	<b>Total Collateralization or Debt Service</b>				\$	-	\$ -	\$ -	\$ -	
	<b>Total PHA Wide</b>				\$	4,708,801	\$ 716,882	\$ 716,882	300,518.85	

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

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:				2002		
			Replacement Housing Factor No: MO36R00150102						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-051 McMillan Manor	<b>Fees and Costs</b>		1430						
					\$ -		\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -		\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -		\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
					\$ -		\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
					\$ -	\$ -	\$ -	\$ -	
<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		1495.1							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499							
New Construction/Site Improvement	K&S 503-9-19		14 Units	\$ -	\$ 1,346,566	\$ 1,346,566	1,346,566.42	Total contract is \$2,261,206.40. 55% has been expended from this program. Remaining amount is in 501-04R	
<b>Total Development Activities</b>				\$ -	\$ 1,346,566	\$ 1,346,566	1,346,566.42		
<b>Collateralization or Debt Service</b>		1501							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total McMillan Manor</b>				\$ -	\$ 1,346,566	\$ 1,346,566	1,346,566.42		

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

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36R00150102				
			Replacement Housing Factor No:						
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-053 Shenandoah	<b>Fees and Costs</b>		1430						
					\$ -		\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -		\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
<b>Demolition</b>		1485							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		1495.1							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499							
Design Fees/Land Acquisition	Miscellaneous P.O.s		3 Units/2 Lots	\$ -	\$ 26,685	\$ 26,685	14,294.97	Ongoing	
<b>Total Development Activities</b>				\$ -	\$ 26,685	\$ 26,685	14,294.97		
<b>Contingency</b>		1502							
Construction contingency				\$ -	\$ -	\$ -	\$ -		
<b>Total Contingency</b>				\$ -	\$ -	\$ -	\$ -		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36R00150102				
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
	<b>Total Shenandoah</b>				\$ -	\$ 26,685	\$ 26,685	14,294.97	

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

PHA Name:		Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No:		MO36R00150102				2002	
		Replacement Housing Factor No:							
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-056 Vaughn Elderly	<b>Fees and Costs</b>		<b>1430</b>						
					\$ -		\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
					\$ -		\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
					\$ -		\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
					\$ -		\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
					\$ -		\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
				\$ -	\$ -	\$ -	\$ -		
<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		<b>1495.1</b>							
				\$ -		\$ -	\$ -		
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		<b>1499</b>							
	Development of 3-story mixed finance elderly building, 80 public housing units - 111 Total.		80 Units	\$ -	\$ 2,618,667	\$ 2,618,667	\$ 533,978.73		
<b>Total Development Activities</b>				\$ -	\$ 2,618,667	\$ 2,618,667	\$ 533,978.73		

SLHA's portion is \$7,297,000. To date 2.4% was expended in 501-01R; 35.9% will be expended in this program (7.3% expended to date) and the remaining 61.7% will be expended in 501-03R & 501-04R

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:						2002
			Replacement Housing Factor No:		MO36R00150102				
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
	<b>Collateralization or Debt Service</b>		1501		\$ -	\$ -	\$ -	\$ -	
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total Vaughn Elderly</b>				\$ -	\$ 2,618,667	\$ 2,618,667	\$ 533,978.73	



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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  <b>2003</b>
	Capital Fund Program Grant No:	MO36P00150103	
	Replacement Housing Factor No:		

Original Annual Statement                      Reserve for Disasters/Emergencies                      Revised Annual Statement (revision no: 1 )  
 Performance and Evaluation Report for Period Ending: 3/31/05                      Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 820,076	\$ 960,094	\$ 926,466	107,152.08
3	1408 Management Improvements	2,157,538	1,929,756	1,599,756	341,450.38
4	1410 Administration	1,078,769	1,078,769	1,078,769	169,496.02
5	1411 Audit	-	-	-	0.00
6	1415 Liquidated Damages	-	-	-	0.00
7	1430 Fees and Costs	250,000	355,840	355,840	88,687.41
8	1440 Site Acquisition	50,000	25,000	25,000	0.00
9	1450 Site Improvement	-	28,105	28,105	0.00
10	1460 Dwelling Structures	6,166,305	6,273,665	6,273,665	847,604.98
11	1465.1 Dwelling Equipment--Nonexpendable	-	-	-	0.00
12	1470 Nondwelling Structures	-	14,847	-	0.00
13	1475 Nondwelling Equipment	90,000	90,000	16,248	6,150.00
14	1485 Demolition	-	-	-	0.00
15	1490 Replacement Reserve	-	-	-	0.00
16	1492 Moving to Work Demonstration	-	-	-	0.00
17	1495.1 Relocation Costs	175,000	31,612	31,612	8,573.07
18	1499 Development Activities	-	-	-	0.00
19	1501 Collateralization or Debt Service	-	-	-	0.00
20	1502 Contingency	-	-	-	0.00
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$ 10,787,689	\$ 10,787,689	\$ 10,335,461	1,569,113.94
22	Amount of line 21 Related to LBP Activities	-	-	-	-
23	Amount of line 21 Related to Section 504 compliance	-	-	-	-
24	Amount of line 21 Related to Security-Soft Costs	1,782,538	1,599,756	-	-
25	Amount of line 21 Related to Security-Hard Costs	-	-	-	-
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report**  
**Capital Fund Program and Capital Fund Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150103		2003	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
<b>PHA Wide</b>									
<b>Operations 1406</b>									
Operations					\$ 820,076	\$ 960,094	\$ 926,466	107,152.08	Ongoing
<b>Total Operations</b>					<b>\$ 820,076</b>	<b>\$ 960,094</b>	<b>\$ 926,466</b>	<b>107,152.08</b>	
<b>Management Improvements 1408</b>									
Computer Software, Support, Training					\$ 50,000	\$ 5,000	\$ -	0.00	Activity in this program has not begun
Planning & Applications					75,000	75,000	-	0.00	Activity in this program has not begun
Resident Initiatives					200,000	200,000	-	0.00	Activity in this program has not begun
Security Costs					1,782,538	1,599,756	1,599,756	341,450.38	Ongoing
Training Costs					50,000	50,000	-	0.00	Activity in this program has not begun
<b>Total Management Improvements</b>					<b>\$ 2,157,538</b>	<b>\$ 1,929,756</b>	<b>\$ 1,599,756</b>	<b>341,450.38</b>	
<b>Administration 1410</b>									
Salaries & benefits					\$ 1,005,769	\$ 1,005,769	\$ 1,005,769	169,496.02	Ongoing
Sundry					20,000	20,000	20,000	0.00	Activity in this program has not begun
Training					37,000	37,000	37,000	0.00	Activity in this program has not begun
Travel					16,000	16,000	16,000	0.00	Activity in this program has not begun
<b>Total Administration</b>					<b>\$ 1,078,769</b>	<b>\$ 1,078,769</b>	<b>\$ 1,078,769</b>	<b>169,496.02</b>	
<b>Fees and Costs 1430</b>									
Construction administration for modernization at MO1-016, MO1-006A, MO1-037 and financial consultant for debt service.		Miscellaneous Contracts		1 Year	\$ 250,000	\$ 355,840	\$ 355,840	88,687.41	Ongoing
<b>Dwelling Equipment - Nonexpendable</b>					<b>\$ 250,000</b>	<b>\$ 355,840</b>	<b>\$ 355,840</b>	<b>88,687.41</b>	
<b>Site Acquisition 1440</b>									
Appraisals and land purchase for and MO1-006A		Miscellaneous P.O.s		1 Year	\$ 50,000	\$ 25,000	\$ 25,000	0.00	Activity in this program has not begun
<b>Total Site Acquisition</b>					<b>\$ 50,000</b>	<b>\$ 25,000</b>	<b>\$ 25,000</b>	<b>0.00</b>	
<b>Site Improvement 1450</b>									
Site Improvement					\$ -	\$ -	\$ -	0.00	
<b>Total Site Improvement</b>					<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00</b>	
<b>Dwelling Structures 1460</b>									
Total Dwelling Structures					\$ -	\$ -	\$ -	0.00	
<b>Total Dwelling Structures</b>					<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00</b>	
<b>Dwelling Equipment - Nonexpendable 1465.1</b>									
Total Dwelling Equipment					\$ -	\$ -	\$ -	0.00	
<b>Total Dwelling Equipment</b>					<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00</b>	
<b>Nondwelling Structures 1470</b>									
Total Nondwelling Structures					\$ -	\$ -	\$ -	0.00	
<b>Total Nondwelling Structures</b>					<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00</b>	
<b>Nondwelling Equipment 1475</b>									
Computer Equipment - 1 Server, 30 Computers, 5 Printers		Miscellaneous P.O.s		1 Year	\$ 90,000	\$ 90,000	\$ 16,248	6,150.00	Ongoing
<b>Total Nondwelling Equipment</b>					<b>\$ 90,000</b>	<b>\$ 90,000</b>	<b>\$ 16,248</b>	<b>6,150.00</b>	
<b>Demolition 1485</b>									
Total Demolition					\$ -	\$ -	\$ -	0.00	
<b>Total Demolition</b>					<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00</b>	

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

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36P00150103		2003		
			Replacement Housing Factor No:						
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide cont.	<b>Relocation Costs</b>		1495.1						
					\$ -	\$ -	\$ -	0.00	
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	<b>0.00</b>	
	<b>Development Activities</b>		1499						
					\$ -	\$ -	\$ -	0.00	
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	<b>0.00</b>	
	<b>Collateralization or Debt Service</b>		1501						
					\$ -	\$ -	\$ -	0.00	
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	<b>0.00</b>	
	<b>Total PHA Wide</b>				\$ 4,446,383	\$ 4,439,459	\$ 4,002,079	712,935.89	

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

PHA Name:		Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150103				2003			
Replacement Housing Factor No:									
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-002 Clinton Peabody	<b>Fees and Costs</b>		1430						
	<b>Total Fees and Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	SLHA has budgeted funding for roof replacement, canopy replacement, plumbing and electrical work. This development is associated with SLHA Hope VI Mixed Finance Project (Phase 4C)	Pyramid Construction Phase IV-C		358 Units	\$ 5,000,000	\$ 3,714,715	\$ 3,714,715	300,000.00	Total contract is \$10,222,507. It is anticipated that 31% of the contract, \$3,174,715, will be expended in this program (to date 2.9% has been expended), 19%, \$1,235,000 in 502-03 and the remaining 50% in Hope VI.
	<b>Total Dwelling Structures</b>				\$ 5,000,000	\$ 3,714,715	\$ 3,714,715	300,000.00	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	Relocation of residents to facilitate modernization.			358 Units	\$ 100,000	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>				\$ 100,000	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total Clinton Peabody</b>				\$ 5,100,000	\$ 3,714,715	\$ 3,714,715	300,000.00		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150103						2003		
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-006A Central Office	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>		1450							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>		1460							
		SLHA has budgeted funding for electrical system upgrades			1 Building	\$ 50,000		\$ -	\$ -	
	<b>Total Dwelling Structures</b>					\$ 50,000	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470							
		SLHA has budgeted funding for electrical system upgrades				\$ -	\$ 14,847	\$ -	\$ -	Activity under this program has not begun
	<b>Total Nondwelling Structures</b>					\$ -	\$ 14,847	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485							
					\$ -	\$ -	\$ -	\$ -		
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		1495.1								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		1501								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -		
<b>Total Central Office</b>					\$ 50,000	\$ 14,847	\$ -	\$ -		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150103		2003	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-016 McMillan Manor	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	-	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	-	
	<b>Site Acquisition</b>			1440					
						\$ -	\$ -	\$ -	-
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	-
	<b>Site Improvement</b>			1450					
						\$ -	\$ -	\$ -	-
	<b>Total Site Improvement</b>					\$ -	\$ -	\$ -	-
	<b>Dwelling Structures</b>			1460					
								\$ -	-
	<b>Total Dwelling Structures</b>					\$ -	\$ -	\$ -	-
	<b>Dwelling Equipment - Nonexpendable</b>			1465.1					
						\$ -	\$ -	\$ -	-
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	-
	<b>Nondwelling Structures</b>			1470					
						\$ -	\$ -	\$ -	-
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	-
	<b>Nondwelling Equipment</b>			1475					
						\$ -	\$ -	\$ -	-
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	-
	<b>Demolition</b>			1485					
						\$ -	\$ -	\$ -	-
	<b>Total Demolition</b>					\$ -	\$ -	\$ -	-
	<b>Relocation Costs</b>			1495.1					
	Relocation of residents to facilitate modernization.	Miscellaneous Moves		12 units		\$ 8,573	\$ 8,573	8,573.07	Ongoing
	<b>Total Relocation Costs</b>					\$ -	\$ 8,573	\$ 8,573.07	
<b>Development Activities</b>			1499						
					\$ -	\$ -	\$ -	-	
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	-	
<b>Collateralization or Debt Service</b>			1501						
					\$ -	\$ -	\$ -	-	
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	-	
<b>Total McMillan Manor</b>					\$ -	\$ 8,573	\$ 8,573.07		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150103				2003		
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-017 West Pine	<b>Fees and Costs</b>		<b>1430</b>						
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA continued comprehensive modernization of this development, which encompasses complete gut rehabilitation that replaces all systems, all finishes and reconfigures 76 efficiency units into 94 one-bedroom units and 5 two-bedroom units, landscaping and painting.	K&S 502-1-17		128 Units		\$ 39,958	\$ 39,958	\$ 39,958	The total amount of the contract is \$7,854,346.68. To date, the contract is fully completed. 24.6% of the contract was expended from MO36P00150100; 31.7% from MO36P00150101; 43.2% in MO36P00150102 and .5% in the current program.
	<b>Total Dwelling Structures</b>				\$ -	\$ 39,958	\$ 39,958	\$ 39,958	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>					\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		<b>1495.1</b>						
	Relocation of residents to facilitate modernization.					\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	
	<b>Development Activities</b>		<b>1499</b>						
	<b>Total Development Activities</b>					\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		<b>1501</b>						
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -		
<b>Total West Pine</b>					\$ -	\$ 39,958	\$ 39,958	\$ 39,958	

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

PHA Name:		Grant Type and Number				Federal FY of Grant:			
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150103				2003			
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-028 Badenhaus	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	\$ -
	<b>Site Improvement</b>		1450						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Site Improvement</b>					\$ -	\$ -	\$ -	\$ -
	<b>Dwelling Structures</b>		1460						
	Miscellaneous P.O.s - Exterior door sweeps (upgrades) to correct air infiltration problems			100 units		\$ 870	\$ 870	700.00	Completed in this program
	<b>Total Dwelling Structures</b>					\$ -	\$ 870	\$ 870	700.00
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -
	<b>Nondwelling Structures</b>		1470						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -
	<b>Nondwelling Equipment</b>		1475						
						\$ -	\$ -	\$ -	\$ -
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -
	<b>Demolition</b>		1485						
						\$ -	\$ -	\$ -	\$ -
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
<b>Relocation Costs</b>		1495.1							
Relocation of residents to facilitate modernization.					\$ -	\$ -	\$ -	\$ -	
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -	
<b>Development Activities</b>		1499							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -	
<b>Collateralization or Debt Service</b>		1501							
					\$ -	\$ -	\$ -	\$ -	
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -	
<b>Total Badenhaus</b>					\$ -	\$ 870	\$ 870	700.00	

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

PHA Name:				Grant Type and Number				Federal FY of Grant:	
St. Louis Housing Authority				MO36P00150103				2003	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-037 Cochran Plaza	<b>Fees and Costs</b>		1430						
	<b>Total Fees and Costs</b>				\$-	\$-	\$-	\$-	
	<b>Site Acquisition</b>		1440						
	<b>Total Site Acquisition</b>				\$-	\$-	\$-	\$-	
	<b>Site Improvement</b>		1450						
	<b>Total Site Improvement</b>				\$-	\$-	\$-	\$-	
	<b>Dwelling Structures</b>		1460						
	SLHA continued phased funding for comprehensive improvements including reconfiguration of units. Replacement of all electrical, HVAC plumbing, cabinets, floor tile and painting.	Hart 503-8-37		24 Units	\$ 1,086,305	\$ 2,469,282	\$ 2,469,282	504,446.98	Total Contract is for \$3,817,962.91. To date 31% of the contract has been expended in MO36P00150102. It is anticipated that the remaining 69% of the contract (13.2% expended to date) will be expended in the current program
	<b>Total Dwelling Structures</b>				\$ 1,086,305	\$ 2,469,282	\$ 2,469,282	504,446.98	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	<b>Total Dwelling Equipment</b>				\$-	\$-	\$-	\$-	
	<b>Nondwelling Structures</b>		1470						
	<b>Total Nondwelling Structures</b>				\$-	\$-	\$-	\$-	
	<b>Nondwelling Equipment</b>		1475						
	<b>Total Nondwelling Equipment</b>				\$-	\$-	\$-	\$-	
	<b>Demolition</b>		1485						
	<b>Total Demolition</b>				\$-	\$-	\$-	\$-	
	<b>Relocation Costs</b>		1495.1						
	Relocation of residents to facilitate modernization.	Miscellaneous Moves		24 Units	\$ 75,000	\$ 23,039	\$ 23,039	\$-	
	<b>Total Relocation Costs</b>				\$ 75,000	\$ 23,039	\$ 23,039	\$-	
	<b>Development Activities</b>		1499						
	<b>Total Development Activities</b>				\$-	\$-	\$-	\$-	
	<b>Collateralization or Debt Service</b>		1501						
<b>Total Collateralization or Debt Service</b>				\$-	\$-	\$-	\$-		
<b>Total Cochran Plaza</b>				\$ 1,161,305	\$ 2,492,321	\$ 2,492,321	504,446.98		

**Annual Statement/Performance and Evaluation Report**

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150103						2003	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-041A South Broadway	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	SLHA continued the limited modernization of this development that encompasses roof repair, entry door replacements, replacements of interior finishes and fixtures.	Abdelmalek 708-7-41A		10 units	\$ -	\$ 2,500	\$ 2,500	2,500.00	The total amount of the contract is \$608,064.38. To date, 99% of the contract was completed under MO36P001501-03 and 1% in the current program.
	<b>Total Dwelling Structures</b>				\$ -	\$ 2,500	\$ 2,500	2,500.00	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	Stipends/transfer utilities/moving expenses	Miscellaneous P.O.s			\$ -	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
<b>Development Activities</b>		1499							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		1501							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total South Broadway</b>				\$ -	\$ 2,500	\$ 2,500	2,500.00		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No: MO36P00150103						2003		
		Replacement Housing Factor No:								
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-042A Tiffany Turnkey	<b>Fees and Costs</b>		1430			\$ -	\$ -	\$ -	\$ -	
	<b>Total Fees and Costs</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440			\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450			\$ -	\$ 28,105	\$ 28,105	\$ -	Activity has not begun
	Miscellaneous P.O.s - SLHA has budgeted funding to make exterior improvements at this development.					\$ -	\$ 28,105	\$ 28,105	\$ -	
	<b>Total Site Improvement</b>					\$ -	\$ 28,105	\$ 28,105	\$ -	
	<b>Dwelling Structures</b>		1460			\$ -	\$ 48,840	\$ 48,840	\$ -	Activity has not begun
	SLHA is holding retention until claim litigation process complete.	Settlement for CFC 708-4		25 Units		\$ -	\$ 48,840	\$ 48,840	\$ -	
	<b>Total Dwelling Structures</b>					\$ -	\$ 48,840	\$ 48,840	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1			\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470			\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475			\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485			\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1			\$ -	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499			\$ -	\$ -	\$ -	\$ -	
	<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501			\$ -	\$ -	\$ -	\$ -	
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -		
<b>Total Tiffany Turnkey</b>					\$ -	\$ 76,945	\$ 76,945	\$ -		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:		
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150103		2003		
		Replacement Housing Factor No:								
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Funds Obligated	Funds Expended		
MO1-046 Murphy Park III	<b>Fees and Costs</b>		1430							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Acquisition</b>		1440							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Site Improvement</b>		1450							
					\$ -	\$ -	\$ -	\$ -		
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -		
	<b>Dwelling Structures</b>		1460							
		SLHA budgeted for the development of Phase III Construction Family Units.			65 Units	\$ 30,000	\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>					\$ 30,000	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475							
						\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485							
						\$ -	\$ -	\$ -	\$ -	
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		1495.1								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>					\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		1501								
					\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -		
<b>Total Murphy Park III</b>					\$ 30,000	\$ -	\$ -	\$ -		



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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  <b>2003</b>
	Capital Fund Program Grant No:	MO36P00150203	
	Replacement Housing Factor No:		

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no: )  
 Performance and Evaluation Report for Period Ending: 3/31/05 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ -	\$ -	\$ -	-
3	1408 Management Improvements	617,155	617,155	308,578	-
4	1410 Administration	308,577	308,577	308,577	1,171.73
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	-	-	-	-
8	1440 Site Acquisition	-	-	-	-
9	1450 Site Improvement	250,000	250,000	-	-
10	1460 Dwelling Structures	1,680,042	1,680,042	1,258,285	-
11	1465.1 Dwelling Equipment--Nonexpendable	40,000	40,000	-	-
12	1470 Nondwelling Structures	150,000	150,000	-	-
13	1475 Nondwelling Equipment	10,000	10,000	-	-
14	1485 Demolition	30,000	30,000	-	-
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	-	-	-	-
18	1499 Development Activities	-	-	-	-
19	1501 Collateralization or Debt Service	-	-	-	-
20	1502 Contingency	-	-	-	-
21	<b>Amount of Annual Grant: (sum of lines 2 - 20)</b>	<b>\$ 3,085,774</b>	<b>\$ 3,085,774</b>	<b>\$ 1,875,440</b>	<b>1,171.73</b>
22	Amount of line 21 Related to LBP Activities	0		0	
23	Amount of line 21 Related to Section 504 compliance	0	0	0	0
24	Amount of line 21 Related to Security-Soft Costs	0	0	0	0
25	Amount of line 21 Related to Security-Hard Costs	0	0	0	0
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150203		2003	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		<b>1406</b>						
	<b>Total Operations</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Management Improvements</b>		<b>1408</b>						
	Training Costs			1 year	\$ 617,155	\$ 617,155	\$ 308,578	\$ -	Activity under this program has not started.
	<b>Total Management Improvements</b>				\$ 617,155	\$ 617,155	\$ 308,578	\$ -	
	<b>Administration</b>		<b>1410</b>						
	Salaries & benefits			1 year	\$ 308,577	\$ 308,577	\$ 308,577	1,171.73	Ongoing
	<b>Total Administration</b>				\$ 308,577	\$ 308,577	\$ 308,577	1,171.73	
	<b>Fees and Costs</b>		<b>1430</b>						
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -		



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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150203		2003	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-037 Cochran Plaza	<b>Fees and Costs</b>		<b>1430</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	SLHA has budgeted for Phase II site improvements including sidewalks, streets, paving, etc.			25 Units	\$ 250,000	\$ 250,000	\$ -	\$ -	Activity under this program has not started.
	<b>Total Site Improvement</b>				\$ 250,000	\$ 250,000	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	During this period SLHA has budgeted for Phase II comprehensive improvements including reconfiguration of units and community space. Replacement of all electrical, HVAC, plumbing, cabinets, floor tile and painting.			25 Units	\$ 1,680,042	\$ 1,680,042	\$ -	\$ -	Activity under this program has not started.
	<b>Total Dwelling Structures</b>				\$ 1,680,042	\$ 1,680,042	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	Appliances including refrigerators and ranges			25 Sets	\$ 40,000	\$ 40,000	\$ -	\$ -	Activity under this program has not started.
	<b>Total Dwelling Equipment</b>				\$ 40,000	\$ 40,000	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	Maintenance facility			1 Facility	\$ 150,000	\$ 150,000	\$ -	\$ -	Activity under this program has not started.
	<b>Total Nondwelling Structures</b>				\$ 150,000	\$ 150,000	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	Maintenance equipment for maintenance facility			1 Set	\$ 10,000	\$ 10,000	\$ -	\$ -	Activity under this program has not started.
	<b>Total Nondwelling Equipment</b>				\$ 10,000	\$ 10,000	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	Demolition of M-3 buildings			2 Units	\$ 30,000	\$ 30,000	\$ -	\$ -	Activity under this program has not started.
<b>Total Demolition</b>				\$ 30,000	\$ 30,000	\$ -	\$ -		
<b>Relocation Costs</b>		<b>1495.1</b>							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		<b>1499</b>							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		<b>1501</b>							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total Cochran Plaza</b>				\$ 2,160,042	\$ 2,160,042	\$ -	\$ -		



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# Annual Statement/Performance and Evaluation Report

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

PHA Name: St. Louis Housing Authority	Grant Type and Number	Federal FY of Grant: 2003
	Capital Fund Program Grant No: Replacement Housing Factor No: MO36R00150103	

Original Annual Statement      Reserve for Disasters/Emergencies      Revised Annual Statement (revision no: 2 )  
 Performance and Evaluation Report for Period Ending: 3/31/05      Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$0	\$0		
3	1408 Management Improvements	0	0		
4	1410 Administration	382,235	0		
5	1411 Audit	0	0		
6	1415 Liquidated Damages	0	0		
7	1430 Fees and Costs	0	0		
8	1440 Site Acquisition	0	0		
9	1450 Site Improvement	0	0		
10	1460 Dwelling Structures	2,525,110	0		
11	1465.1 Dwelling Equipment--Nonexpendable	0	0		
12	1470 Nondwelling Structures	915,000	0		
13	1475 Nondwelling Equipment	0	0		
14	1485 Demolition	0	0		
15	1490 Replacement Reserve	0	0		
16	1492 Moving to Work Demonstration	0	0		
17	1495.1 Relocation Costs	0	0		
18	1499 Development Activities	0	3,822,345	3,443,848	\$0
19	1501 Collateralization or Debt Service	0	0		
20	1502 Contingency	0	0		
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$3,822,345	\$3,822,345	\$3,443,848	\$0
22	Amount of line 21 Related to LBP Activities	0			
23	Amount of line 21 Related to Section 504 compliance	0	0		
24	Amount of line 21 Related to Security-Soft Costs	0	0		
25	Amount of line 21 Related to Security-Hard Costs	0	0		
26	Amount of line 21 Related to Energy Conservation Measures	\$0	\$0		

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36R00150103		2003	
		Replacement Housing Factor No:							
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		<b>1406</b>						
					\$0	\$0			
	<b>Total Operations</b>				\$0	\$0			
PHA Wide	<b>Management Improvements</b>		<b>1408</b>						
					\$0	\$0			
	<b>Total Management Improvments</b>				\$0	\$0			
PHA Wide	<b>Administration</b>		<b>1410</b>						
	Salaries & benefits			1 year	\$ 322,235	\$ -			
	Sundry			1 year	20,000	0			
	Training			1 year	20,000	0			
	Travel			1 year	20,000	0			
	<b>Total Administration</b>				\$ 382,235	\$ -			
PHA Wide	<b>Fees and Costs</b>		<b>1430</b>						
					\$0	\$0			
	<b>Total Costs and Fees</b>				\$0	\$0			
PHA Wide	<b>Site Acquisition</b>		<b>1440</b>						
					\$0	\$0			
	<b>Total Site Acquisition</b>				\$0	\$0			
PHA Wide	<b>Site Improvement</b>		<b>1450</b>						
					\$0	\$0			
	<b>Total Site Improvement</b>				\$0	\$0			
PHA Wide	<b>Dwelling Structures</b>		<b>1460</b>						
					\$0	\$0			
	<b>Total Dwelling Structures</b>				\$0	\$0			
PHA Wide	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
					\$0	\$0			
	<b>Total Dwelling Equipment</b>				\$0	\$0			
PHA Wide	<b>Nondwelling Structures</b>		<b>1470</b>						
					\$0	\$0			
	<b>Total Nondwelling Structures</b>				\$0	\$0			
PHA Wide	<b>Nondwelling Equipment</b>		<b>1475</b>						
					\$0	\$0			
	<b>Total Nondwelling Equipment</b>				\$0	\$0			
PHA Wide	<b>Demolition</b>		<b>1485</b>						
					\$0	\$0			
	<b>Total Demolition</b>				\$0	\$0			
PHA Wide	<b>Relocation Costs</b>		<b>1495.1</b>						
					\$0	\$0			
	<b>Total Relocation Costs</b>				\$0	\$0			
PHA Wide	<b>Development Activities</b>		<b>1499</b>						
	Administrative costs including salaries/benefits, sundry, training and travel				\$0	\$382,235	\$3,737	\$0	Activity has not yet begun in this program
	<b>Total Development Activities</b>				\$0	\$382,235	\$3,737	\$0	

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:				2003		
			Replacement Housing Factor No: MO36R00150103						
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide cont.	<b>Collateralization or Debt Service</b>		1501						
					\$0	\$0			
	<b>Total Collateralization or Debt Service</b>				\$0	\$0			
	<b>Total PHA Wide</b>				\$ 382,235	\$ 382,235	\$ 3,737	\$ -	

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:				2003		
			Replacement Housing Factor No: MO36R00150103						
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-051 McMillan Manor	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
							\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	7 sets of appliances				\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
Miscellaneous P.O.s -14 sets of refrigerators, ranges, range cords (delivery charge)					\$ 11,564	\$ 11,564		Activity has not yet begun in this program	
				\$ -		\$ -	\$ -		
<b>Total Development Activities</b>				\$ -	\$ 11,564	\$ 11,564	\$ -		
<b>Collateralization or Debt Service</b>		1501							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total McMillan Manor</b>				\$ -	\$ 11,564	\$ 11,564	\$ -		

**Annual Statement/Performance and Evaluation Report**

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

PHA Name:			Grant Type and Number				Federal FY of Grant:				
St. Louis Housing Authority			Capital Fund Program Grant No:				2003				
			Replacement Housing Factor No: MO36R00150103								
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work		
					Original	Revised	Funds Obligated	Funds Expended			
MO1-056 Vaughn Elderly	<b>Fees and Costs</b>		1430								
					\$	-	\$	-	\$	-	
	<b>Total Costs and Fees</b>				\$	-	\$	-	\$	-	
	<b>Site Acquisition</b>		1440								
					\$	-	\$	-	\$	-	
	<b>Total Site Acquisition</b>				\$	-	\$	-	\$	-	
	<b>Site Improvement</b>		1450								
					\$	-	\$	-	\$	-	
	<b>Total Site Improvement</b>				\$	-	\$	-	\$	-	
	<b>Dwelling Structures</b>		1460								
	SLHA is budgeting funding for construction of a 3-story (111 units) elderly building. Of the 111 units, 80 will be designated as public housing units.		McCormack Baron Salazar RD04-17		80 units	\$ 2,525,110		\$	-	\$	-
	<b>Total Dwelling Structures</b>				\$	2,525,110	\$	-	\$	-	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1								
					\$	-	\$	-	\$	-	
	<b>Total Dwelling Equipment</b>				\$	-	\$	-	\$	-	
	<b>Nondwelling Structures</b>		1470								
	SLHA has budgeted funding for construction of Community Center/Management Offices for this development.				1 Facility	\$ 915,000		\$	-	\$	-
	<b>Total Nondwelling Structures</b>				\$	915,000	\$	-	\$	-	
	<b>Nondwelling Equipment</b>		1475								
					\$	-	\$	-	\$	-	
	<b>Total Nondwelling Equipment</b>				\$	-	\$	-	\$	-	
	<b>Demolition</b>		1485								
					\$	-	\$	-	\$	-	
	<b>Total Demolition</b>				\$	-	\$	-	\$	-	
	<b>Relocation Costs</b>		1495.1								
					\$	-	\$	-	\$	-	
	<b>Total Relocation Costs</b>				\$	-	\$	-	\$	-	
<b>Development Activities</b>		1499									
SLHA is budgeting funding for construction of a 3-story (111 units) elderly building. Of the 111 units, 80 will be designated as public housing units.		McCormack Baron Salazar RD04-17		80 units	\$ 3,428,547	\$ 3,428,547	\$ 3,428,547	\$	-		
<b>Total Development Activities</b>				\$	-	\$ 3,428,547	\$ 3,428,547	\$	-		
<b>Collateralization or Debt Service</b>		1501									
				\$	-	\$	-	\$	-		
<b>Total Collateralization or Debt Service</b>				\$	-	\$	-	\$	-		
<b>Total Vaughn Elderly</b>				\$	3,440,110	\$ 3,428,547	\$ 3,428,547	\$	-		

Although funds have been obligated in this program, to date funds have only been expended in 501-01R, 501-02R



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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  <b>2004</b>
	Capital Fund Program Grant No:	MO36P00150104	
	Replacement Housing Factor No:		

Original Annual Statement      Reserve for Disasters/Emergencies      Revised Annual Statement (revision no: )  
 Performance and Evaluation Report for Period Ending: 3/31/05      Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 2,510,041	\$ 2,510,041	\$ 2,510,041	\$ -
3	1408 Management Improvements	2,510,041	2,510,041	1,960,041	-
4	1410 Administration	1,255,021	1,255,021	-	-
5	1411 Audit	-	-	-	-
6	1415 Liquidated Damages	-	-	-	-
7	1430 Fees and Costs	500,000	500,000	-	-
8	1440 Site Acquisition	50,000	50,000	-	-
9	1450 Site Improvement	953,186	953,186	-	-
10	1460 Dwelling Structures	4,321,383	4,321,383	-	-
11	1465.1 Dwelling Equipment--Nonexpendable	24,000	24,000	-	-
12	1470 Nondwelling Structures	200,000	200,000	-	-
13	1475 Nondwelling Equipment	-	-	-	-
14	1485 Demolition	174,533	174,533	-	-
15	1490 Replacement Reserve	-	-	-	-
16	1492 Moving to Work Demonstration	-	-	-	-
17	1495.1 Relocation Costs	52,000	52,000	-	-
18	1499 Development Activities	-	-	-	-
19	1501 Collateralization or Debt Service	-	-	-	-
20	1502 Contingency	-	-	-	-
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$ 12,550,205	\$ 12,550,205	\$ 4,470,082	\$ -
22	Amount of line 21 Related to LBP Activities	-	-	-	-
23	Amount of line 21 Related to Section 504 compliance	-	-	-	-
24	Amount of line 21 Related to Security-Soft Costs	1,960,041	1,960,041	-	-
25	Amount of line 21 Related to Security-Hard Costs	-	-	-	-
26	Amount of line 21 Related to Energy Conservation Measures	\$ -	\$ -	\$ -	\$ -

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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**Annual Statement/Performance and Evaluation Report**  
**Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary**

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150104		2004	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		<b>1406</b>						
	Operations				\$ 2,510,041	\$ 2,510,041	\$ 2,510,041	\$ -	Ongoing
	<b>Total Operations</b>				<b>\$ 2,510,041</b>	<b>\$ 2,510,041</b>	<b>\$ 2,510,041</b>	<b>\$ -</b>	
	<b>Management Improvements</b>		<b>1408</b>						
	Computer Software, Support, Training			1 year	\$ 350,000	\$ 350,000	\$ -	\$ -	Activity under this program has not started
	Planning & Applications			1 year	75,000	75,000	-	-	Activity under this program has not started
	Resident Initiatives Cost			1 year	75,000	75,000	-	-	Activity under this program has not started
	Security Costs			1 year	1,960,041	1,960,041	1,960,041	-	Ongoing
	Training Costs			1 year	50,000	50,000	-	-	Activity under this program has not started
	<b>Total Management Improvements</b>				<b>\$ 2,510,041</b>	<b>\$ 2,510,041</b>	<b>\$ 1,960,041</b>	<b>\$ -</b>	
	<b>Administration</b>		<b>1410</b>						
	Salaries & benefits			1 year	\$ 1,194,021	\$ 1,194,021	\$ -	\$ -	Activity under this program has not started
	Sundry			1 year	20,000	20,000	-	-	Activity under this program has not started
	Training			1 year	25,000	25,000	-	-	Activity under this program has not started
	Travel			1 year	16,000	16,000	-	-	Activity under this program has not started
	<b>Total Administration</b>				<b>\$ 1,255,021</b>	<b>\$ 1,255,021</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Fees and Costs</b>		<b>1430</b>						
	Construction administration for modernization at MO1-016, MO1-006A, MO1-037 and financial consultant for debt service.			1 Year	\$ 500,000	\$ 500,000	\$ -	\$ -	Activity under this program has not started
	<b>Dwelling Equipment - Nonexpendable</b>				<b>\$ 500,000</b>	<b>\$ 500,000</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Site Acquisition</b>		<b>1440</b>						
	Appraisals for MO1-016 and MO1-006A			1 Year	\$ 50,000	\$ 50,000	\$ -	\$ -	Activity under this program has not started
	<b>Total Site Acquisition</b>				<b>\$ 50,000</b>	<b>\$ 50,000</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Site Improvement</b>		<b>1450</b>						
	Site Improvement			1 Job	\$ 50,000	\$ 50,000	\$ -	\$ -	Activity under this program has not started
	<b>Total Site Improvement</b>				<b>\$ 50,000</b>	<b>\$ 50,000</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Dwelling Structures</b>		<b>1460</b>						
	<b>Total Dwelling Structures</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	<b>Total Dwelling Equipment</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	<b>Total Nondwelling Structures</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
	<b>Total Nondwelling Equipment</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
	<b>Demolition</b>		<b>1485</b>						
	<b>Total Demolition</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	

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

PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36P00150104		2004		
			Replacement Housing Factor No:						
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide cont.	<b>Relocation Costs</b>		1495.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Total PHA Wide</b>				\$ 6,875,103	\$ 6,875,103	\$ 4,470,082	\$ -	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36P00150104		2004	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-016 McMillan Manor	<b>Fees and Costs</b>		<b>1430</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
	SLHA is budgeting for the continuation of sidewalks, paving, streets, etc.			20 Units	\$ 119,733	\$ 119,733	\$ -	\$ -	Activity under this program has not started
	<b>Total Site Improvement</b>				\$ 119,733	\$ 119,733	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA is budgeting for the continuation of comprehensive modernization of this development. This modernization encompasses complete gut rehabilitation of 20 of the 34 existing units which replaces all systems and all finishes.			20 Units	\$ 1,113,814	\$ 1,113,814	\$ -	\$ -	Activity under this program has not started
	<b>Total Dwelling Structures</b>				\$ 1,113,814	\$ 1,113,814	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
	SLHA is budgeting for the construction of a new management office and maintenance garage			1 building	\$ 200,000	\$ 200,000	\$ -	\$ -	Activity under this program has not started
	<b>Total Nondwelling Structures</b>				\$ 200,000	\$ 200,000	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
	SLHA is budgeting for the continuation of demolition and abatement of 14 of the 34 existing units			14 Units	\$ 174,533	\$ 174,533	\$ -	\$ -	Activity under this program has not started
<b>Total Demolition</b>				\$ 174,533	\$ 174,533	\$ -	\$ -		
<b>Relocation Costs</b>		<b>1495.1</b>							
Relocation of residents to facilitate modernization.			14 Units	\$ 15,000	\$ 15,000	\$ -	\$ -	Activity under this program has not started	
<b>Total Relocation Costs</b>				\$ 15,000	\$ 15,000	\$ -	\$ -		
<b>Development Activities</b>		<b>1499</b>							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Development Activities</b>				\$ -	\$ -	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		<b>1501</b>							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No: MO36P00150104				2004		
			Replacement Housing Factor No:						
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-016									
	<b>Total McMillan Manor</b>				\$ 1,623,080	\$ 1,623,080	\$ -	\$ -	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:		MO36P00150104				2004	
		Replacement Housing Factor No:							
Development Number Name/ HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-037 Cochran Plaza	<b>Fees and Costs</b>		<b>1430</b>						
					\$-	\$-	\$-	\$-	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
						\$-	\$-	\$-	\$-
	<b>Total Site Acquisition</b>					\$ -	\$ -	\$ -	\$ -
	<b>Site Improvement</b>		<b>1450</b>						
	SLHA is budgeting for the continuation of Phase II comprehensive modernization to include sidewalks, paving, streets, etc.			24 Units	\$ 783,453	\$ 783,453	\$-	\$-	Activity under this program has not started
	<b>Total Site Improvement</b>				\$ 783,453	\$ 783,453	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA is budgeting for the continuation of phased comprehensive improvements including reconfiguration of units. Replacement of all electrical, HVAC plumbing, cabinets, floor tile and painting.			24 Units	\$ 3,207,569	\$ 3,207,569	\$-	\$-	Activity under this program has not started
	<b>Total Dwelling Structures</b>				\$ 3,207,569	\$ 3,207,569	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
	SLHA has budgeted for appliances for this development including refrigerators and ranges.			24 Units	\$ 24,000	\$ 24,000	\$-	\$-	Activity under this program has not started
	<b>Total Dwelling Equipment</b>				\$ 24,000	\$ 24,000	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
						\$-	\$-	\$-	\$-
	<b>Total Nondwelling Structures</b>					\$ -	\$ -	\$ -	\$ -
	<b>Nondwelling Equipment</b>		<b>1475</b>						
						\$-	\$-	\$-	\$-
	<b>Total Nondwelling Equipment</b>					\$ -	\$ -	\$ -	\$ -
	<b>Demolition</b>		<b>1485</b>						
						\$-	\$-	\$-	\$-
<b>Total Demolition</b>					\$ -	\$ -	\$ -	\$ -	
<b>Relocation Costs</b>		<b>1495.1</b>							
Relocation of residents to facilitate modernization.			37 Units	\$ 37,000	\$ 37,000	\$-	\$-	Activity under this program has not started	
<b>Total Relocation Costs</b>				\$ 37,000	\$ 37,000	\$ -	\$ -		
<b>Development Activities</b>		<b>1499</b>							
					\$-	\$-	\$-	\$-	
<b>Total Development Activities</b>					\$ -	\$ -	\$ -	\$ -	
<b>Collateralization or Debt Service</b>		<b>1501</b>							
					\$-	\$-	\$-	\$-	
<b>Total Collateralization or Debt Service</b>					\$ -	\$ -	\$ -	\$ -	

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36P00150104		2004		
			Replacement Housing Factor No:						
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
<b>Total Cochran Plaza</b>									
					\$ 4,052,022	\$ 4,052,022	\$ -	\$ -	



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# Annual Statement/Performance and Evaluation Report

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

PHA Name:  St. Louis Housing Authority	Grant Type and Number		Federal FY of Grant:  2004
	Capital Fund Program Grant No:		
	Replacement Housing Factor No: MO36R00150104		

Original Annual Statement      Reserve for Disasters/Emergencies      Revised Annual Statement (revision no: 1 )  
 Performance and Evaluation Report for Period Ending: 3/31/05      Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$0	\$0		
3	1408 Management Improvements	0	0		
4	1410 Administration	459,323	0		
5	1411 Audit	0	0		
6	1415 Liquidated Damages	0	0		
7	1430 Fees and Costs	0	0		
8	1440 Site Acquisition	0	0		
9	1450 Site Improvement	0	0		
10	1460 Dwelling Structures	4,133,904	0		
11	1465.1 Dwelling Equipment--Nonexpendable	0	0		
12	1470 Nondwelling Structures	0	0		
13	1475 Nondwelling Equipment	0	0		
14	1485 Demolition	0	0		
15	1490 Replacement Reserve	0	0		
16	1492 Moving to Work Demonstration	0	0		
17	1495.1 Relocation Costs	0	0		
18	1499 Development Activities	0	4,593,227	1,432,585	0
19	1501 Collateralization or Debt Service	0	0		
20	1502 Contingency	0	0		
21	Amount of Annual Grant: (sum of lines 2 - 20)	\$4,593,227	\$4,593,227	\$1,432,585	\$0
22	Amount of line 21 Related to LBP Activities	0			
23	Amount of line 21 Related to Section 504 compliance	0	0		
24	Amount of line 21 Related to Security-Soft Costs	0	0		
25	Amount of line 21 Related to Security-Hard Costs	0	0		
26	Amount of line 21 Related to Energy Conservation Measures	\$0	\$0		

Signature of Executive Director	Date (mm/dd/yyyy)	Signature of Public Housing Director	Date (mm/dd/yyyy)
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Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:		MO36R00150104			2004	
Replacement Housing Factor No:									
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	<b>Operations</b>		<b>1406</b>						
					\$0	\$0			
	<b>Total Operations</b>				\$0	\$0			
	<b>Management Improvements</b>		<b>1408</b>						
					\$0	\$0			
	<b>Total Management Improvments</b>				\$0	\$0			
	<b>Administration</b>		<b>1410</b>						
	Salaries & benefits			1 year	\$ 399,323	\$ -			
	Sundry			1 year	20,000	0			
	Training			1 year	20,000	0			
	Travel			1 year	20,000	0			
	<b>Total Administration</b>				\$ 459,323	\$ -			
	<b>Fees and Costs</b>		<b>1430</b>						
					\$0	\$0			
	<b>Total Costs and Fees</b>				\$0	\$0			
	<b>Site Acquisition</b>		<b>1440</b>						
					\$0	\$0			
	<b>Total Site Acquisition</b>				\$0	\$0			
	<b>Site Improvement</b>		<b>1450</b>						
					\$0	\$0			
	<b>Total Site Improvement</b>				\$0	\$0			
	<b>Dwelling Structures</b>		<b>1460</b>						
					\$0	\$0			
	<b>Total Dwelling Structures</b>				\$0	\$0			
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
					\$0	\$0			
	<b>Total Dwelling Equipment</b>				\$0	\$0			
	<b>Nondwelling Structures</b>		<b>1470</b>						
					\$0	\$0			
	<b>Total Nondwelling Structures</b>				\$0	\$0			
	<b>Nondwelling Equipment</b>		<b>1475</b>						
					\$0	\$0			
	<b>Total Nondwelling Equipment</b>				\$0	\$0			
	<b>Demolition</b>		<b>1485</b>						
					\$0	\$0			
	<b>Total Demolition</b>				\$0	\$0			
	<b>Relocation Costs</b>		<b>1495.1</b>						
					\$0	\$0			
	<b>Total Relocation Costs</b>				\$0	\$0			
	<b>Development Activities</b>		<b>1499</b>						
	Administration includes salaries/benefits, sundry, training and travel				\$0	\$459,323			Activity under this program has not started
	<b>Total Development Activities</b>				\$0	\$459,323			

Annual Statement/Performance and Evaluation Report									
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary									
PHA Name:			Grant Type and Number				Federal FY of Grant:		
St. Louis Housing Authority			Capital Fund Program Grant No:				2004		
			Replacement Housing Factor No: MO36R00150104						
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
PHA Wide cont.	<b>Collateralization or Debt Service</b>		1501						
					\$0	\$0			
	<b>Total Collateralization or Debt Service</b>				\$0	\$0			
	<b>Total PHA Wide</b>				\$ 459,323	\$ 459,323	\$ -	\$ -	

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:						2004	
		Replacement Housing Factor No: MO36R00150104							
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-053 Shenandoah	<b>Fees and Costs</b>		1430						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
					\$ -	\$ -	\$ -	\$ -	
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		1499							
New Construction			3 Units	\$ -	\$ 412,684	\$ -	\$ -	Activity in this program has not started	
<b>Total Development Activities</b>				\$ -	\$ 412,684	\$ -	\$ -		
<b>Collateralization or Debt Service</b>		1501							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total Shenandoah</b>				\$ -	\$ 412,684	\$ -	\$ -		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:						2004	
		Replacement Housing Factor No: MO36R00150104							
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-056 Vaughn Elderly	<b>Fees and Costs</b>		<b>1430</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Costs and Fees</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		<b>1440</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Acquisition</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		<b>1450</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Site Improvement</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		<b>1460</b>						
	SLHA is budgeting funding for construction of a 3-story (111 units) elderly building. Of the 111 units, 80 will be designated as public housing units.	McCormack Baron Salazar RD02-18		80 units	\$ 2,114,121		\$ -	\$ -	
	<b>Total Dwelling Structures</b>				\$ 2,114,121	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		<b>1465.1</b>						
					\$ -	\$ -	\$ -	\$ -	
	<b>Total Dwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		<b>1470</b>						
							\$ -	\$ -	
	<b>Total Nondwelling Structures</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		<b>1475</b>						
							\$ -	\$ -	
	<b>Total Nondwelling Equipment</b>				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		<b>1485</b>						
				\$ -	\$ -	\$ -	\$ -		
<b>Total Demolition</b>				\$ -	\$ -	\$ -	\$ -		
<b>Relocation Costs</b>		<b>1495.1</b>							
						\$ -	\$ -		
<b>Total Relocation Costs</b>				\$ -	\$ -	\$ -	\$ -		
<b>Development Activities</b>		<b>1499</b>							
SLHA is budgeting funding for construction of a 3-story (111 units) elderly building. Of the 111 units, 80 will be designated as public housing units.			80 Units	\$ -	\$ 1,701,437	\$ 1,432,585	\$ -	Although funds have been obligated in this program, to date funds have only ben expended in 501-01R, 501-02R	
<b>Total Development Activities</b>				\$ -	\$ 1,701,437	\$ 1,432,585	\$ -		
<b>Collateralization or Debt Service</b>		<b>1501</b>							
				\$ -	\$ -	\$ -	\$ -		
<b>Total Collateralization or Debt Service</b>				\$ -	\$ -	\$ -	\$ -		
<b>Total Vaughn Elderly</b>				\$ 2,114,121	\$ 1,701,437	\$ 1,432,585	\$ -		

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

PHA Name:		Grant Type and Number						Federal FY of Grant:	
St. Louis Housing Authority		Capital Fund Program Grant No:				MO36R00150104		2004	
		Replacement Housing Factor No:							
Development Number/Name/HA-Wide Activities	General Description of Major Work Categories	Contractor and Contract No.	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					Original	Revised	Funds Obligated	Funds Expended	
MO1-059 Renaissance Place at Grand Phase III	<b>Fees and Costs</b>		1430						
	Total Fees and Costs				\$ -	\$ -	\$ -	\$ -	
	<b>Site Acquisition</b>		1440						
	Total Site Acquisition				\$ -	\$ -	\$ -	\$ -	
	<b>Site Improvement</b>		1450						
	Total Site Improvement				\$ -	\$ -	\$ -	\$ -	
	<b>Dwelling Structures</b>		1460						
	SLHA is budgeting funding for construction of 50 new units			50 units	\$ 2,019,783		\$ -	\$ -	
	Total Dwelling Structures				\$ 2,019,783	\$ -	\$ -	\$ -	
	<b>Dwelling Equipment - Nonexpendable</b>		1465.1						
	Total Dwelling Equipment				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Structures</b>		1470						
	Total Nondwelling Structures				\$ -	\$ -	\$ -	\$ -	
	<b>Nondwelling Equipment</b>		1475						
	Total Nondwelling Equipment				\$ -	\$ -	\$ -	\$ -	
	<b>Demolition</b>		1485						
	Total Demolition				\$ -	\$ -	\$ -	\$ -	
	<b>Relocation Costs</b>		1495.1						
	Total Relocation Costs				\$ -	\$ -	\$ -	\$ -	
	<b>Development Activities</b>		1499						
	SLHA is budgeting funding for construction of 50 new units			50 Units	\$ -	\$ 2,019,783	\$ -	\$ -	Activity in this program has not started
	Total Development Activities				\$ -	\$ 2,019,783	\$ -	\$ -	
	<b>Collateralization or Debt Service</b>		1501						
Total Collateralization or Debt Service				\$ -	\$ -	\$ -	\$ -		
<b>Total Renaissance Place at Grand Phase III</b>									
					\$ 2,019,783	\$ 2,019,783	\$ -	\$ -	

# Annual Statement/Performance and Evaluation Report

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

<b>PHA Name:</b>		<b>Grant Type and Number</b>				<b>Federal FY of Grant:</b>	
St. Louis Housing Authority		Capital Fund Program Grant No:				<b>2004</b>	
		Replacement Housing Factor No: MO36R00150104					
Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
<b>MO1-053 Shenandoah</b>	Sep. 30, 2006			Sep. 30, 2007			
<b>MO1-056 Vaughn Elderly</b>	Sep. 30, 2006			Sep. 30, 2007			
<b>MO1-059 Renaissance Place at Grand Phase III</b>	Sep. 30, 2006			Sep. 30, 2007			
<b>PHA Wide</b>	Sep. 30, 2006			Sep. 30, 2007			
Signature of Executive Director		Date (mm/dd/yyyy)		Signature of Public Housing Director		Date (mm/dd/yyyy)	

## **SECTION 8 PROJECT-BASED VOUCHERS**

The St. Louis Housing Authority will be pursuing the project-based voucher program as an avenue to increase the supply of available units for our clients. The project-based program will be consistent with the City's Consolidated Plan.

**St. Louis Housing Authority**  
**PET POLICY**

Residents living in row house developments and high-rise buildings may, with proper approval for the St. Louis Housing Authority (SLHA) keep common household pets on the premises.

For purposes of Housing Programs: A domesticated animal, such as a dog, cat, bird, rodent (including rabbit), fish or turtle, are traditionally kept in the home for pleasure, rather than for commercial purposes. Common household pets do not include reptiles, (except turtles), Mice or Rats, Rottweilers, or any breed of Bull Terrier, or any mixed breed dog with prominent characteristics of Pit Bulls or Rottweilers.

The keeping of a pet in any general occupancy development is acceptable with limitations to the number and size, except bonafide "Seeing Eye" or "Hearing Ear" Dogs, necessary to help persons with disabilities who are blind or hearing impaired. Pet ownership must always be approved in writing through the execution of a Pet Agreement.

All residents who have pets must abide by the rules below. These rules may be changed any time by the SLHA, providing that new rules are reasonable and residents are given at least thirty (30) days advance notice of change.

1. Residents who wish to keep a dog or cat must register their pet with the Management Office and provide proof of purchase of Personal Liability Insurance, of \$100,000.00, before the pet is brought on the development premises. In addition, the resident indemnifies and holds SLHA harmless of and from any damage or loss due to the resident's pets, but not exempting any negligence of the SLHA, however occasioned, and also against and from all claims, damages, suits, and expenses by reason of injury to any party or property owned and managed by the SLHA subject to the limitation imposed on exculpatory clauses under Federal Regulations and State Laws regarding the acts or omission of the SLHA.
2. The owner of dogs and cats must submit a front and side view photograph of the pet. The owner must also submit a certification, signed by a licensed Veterinarian of a State or Local Authority empowered to inoculate animals, stating that the dog or cat has received all inoculations required by applicable State and Local Law.
3. The owner must provide the name, address, and phone number of one or more responsible parties who will care for the pet if the pet owner becomes incapacitated or dies.

4. Dogs and cats must be spayed and neutered; owner must provide written documentation from a Veterinarian. Pet owners must also provide leash, harness, and collars for dogs and cats. Pet owners must also provide muzzle restraints for dogs. No Pet Agreement will be executed until these requirements are met.
5. All Pet Agreements must be updated annually with the Annual Reexamination of resident's income. Pet owners must provide the SLHA with the name and address of their Veterinarian, and obtain and present certification each year.
6. The number and size of pets are limited as follows:
  - Dogs and cats – Limit one (1) per household, a maximum weight of 25 lbs.
  - Birds – Limit of two (2) per household, no larger than a Parakeet. Birds must always be kept in a cage.
  - Fish – Limit of one (1) tank per household with a maximum capacity of ten (10) gallons. All fish must be nonpoisonous, and not of a dangerous species, such as, Guppies, Goldfish, Jack Dempshi.
  - Turtles – No more than two (2) small turtles per household. Turtles must always be kept in a cage or other container. Acceptable turtles are painted red and yellow, Terrapin Box Turtles, and Land Turtles. This excludes Snapper Turtles and weight shall not exceed fifteen (15) lbs.
7. Dogs and cats must be licensed with St. Louis City and must always have Identifying tags. Obedience Training and Certification must be attended within six (6) months of the date of execution of Pet Agreement for adult dogs and within one (1) year for puppies.
8. All dog and cat owners must pay a \$50.00 non-refundable registration fee, plus a \$200.00 pet deposit. The deposit is to defer the cost of repairing potential damage to the premises caused by the pet. This deposit may not be used to pay the cost of fines as described in these rules and does not limit the residents liability for the cost of repairs or replacements, cleaning, deodorizing, defleaing and/or personal injuries due to actions of the pet. The Pet Deposit, minus repair costs will be refunded to the Pet owner within sixty (60) days of vacating the unit.
  - a. For elderly or persons with disabilities, payment of deposit may be made in monthly payments of \$25.00 until the elderly or persons with disabilities reach the \$200.00 deposit amount.

- b. Residents who are not elderly or persons without disabilities must pay the non-refundable pet registration fee of \$50.00, plus a pet deposit in the amount of \$200.00 upon execution of Pet Agreement.
9. When taken outside the unit, all pets must always be in the company of the owner, leashed, harnessed, caged and/or muzzled. Owners must always have SLHA identification in their possession. Owners may not allow pets to roam on or off the property. Pets may not be tied to trees, poles, fences, etc., on SLHA property at any time.
  10. Pets are only allowed in elevators, corridors and lobbies wearing muzzles, harnessed or caged briefly when entering or exiting the building. They may not congregate in Community Rooms, Sitting Areas, Laundry Rooms, or Offices at any time. Exceptions are "Seeing Eye" or "Hearing Ear" Dogs.
  11. Dogs or cat owners must take care to walk their pet away from pedestrian areas.
  12. Both St. Louis City and SLHA rules require pet owners to properly dispose of all removable pet waste. Pet owners are required to remove pets from the premises to allow the pet to exercise or deposit wastes. If a pet owner fails to remove pet waste according to the prescribed rules, a \$25.00 per occurrence waste removal charge will be imposed.
  13. Owners are responsible for the sanitary care of their pet and their unit. Fish Tanks, Cages and Litter Boxes must be cleaned as necessary to maintain sanitary conditions. The toilet must not be used for litter shavings or disposal of animal waste, except for fish. If toilet becomes clogged as a result of litter shavings, the resident will be charged for the repair and fined \$50.00 for the first occurrence and \$100.00 for each occurrence thereafter. Pet food must not be left out longer than 12 hours.
  14. Residents must board their pets away from the development when they intend to leave their unit for 12 hours or more. The SLHA reserves the right to consider the presence of an unattended pet an emergency, and will enter the unit or allow the proper agency or authority to enter unit to remove the pet.
  15. Pet owners must keep their pets under control and must insure that odor, fleas, noise, aggressive behavior or personal injury does not disturb other residents. City ordinance defines Nuisance Dogs as those dogs, which bark or howl for more than 15 minutes at night. If

the pet's conduct or condition is determined, under the State or Local Laws to be a nuisance or a threat to the health or safety of other occupants, or persons in the community, the SLHA will contact the appropriate authorities and will have the pet removed at the owner's expense.

**RESIDENTS ARE ENCOURAGED TO CONTACT APPROPRIATE AUTHORITIES IF THE PET (S) CONSTITUTES A NUISANCE OR THREAT.**

16. The SLHA staff, including maintenance personnel, reserves the right to refuse to enter a unit to do work if the pet owner is not present, and the pets (dogs/cats) are not harnessed or caged. A "BEWARE OF DOG" sign must be posted.
17. When a pet causes physical injury of any kind to any person on the property, the SLHA must be notified by the owner and the owner must remove the pet immediately and permanently. The owner must supply to the management office a notarized letter stating when the pet was removed and the location of the pet.
18. Pet owners are expected to exercise responsible and courteous behavior so that the presence of their pet on the property in no way violates the right of others to peaceful enjoyment of the premises. Dogs and cats must be obedient.
19. Visiting pets are not allowed at any time on SLHA premises unless it is a Service Animal ("Seeing Eye" or "Hearing Ear").
20. The owner of a pet will be responsible for the disposal of the animal's remains upon death, from whatever cause, and regardless of the location of the remains of the animal on the SLHA property.

**ANIMALS SHALL BE DISPOSED OF:**

- By or through the City Animal Pound;
  - By or through a Licensed Veterinarian; or
  - By action of the Police Department.
21. Owners of dogs and cats will be responsible for submitting annually to the management office proof of professional extermination for fleas, ticks or other animal related pests.
  22. The SLHA will impose fines upon residents for violation of any pet rule contained herein. Upon violation of any rule, except for rules 12 and 13, the SLHA will send the owner a Written Warning and no fine will be assessed. The second time that an owner violates a rule; the SLHA

will fine the resident \$50.00. The SLHA may assess an additional \$100.00, fine for continuous violation of rules.

- 23. Residents will be subject to eviction after three (3) violations in one year.
- 24. The SLHA will notify the pet owner if the resident failed to register a pet. The notice shall state the basis for the SLHA action and may be combined with a notice of Pet violations and fines.
- 25. Residents may exercise their rights under the Grievance Procedure if they choose to dispute any SLHA action of failure to comply with the rules governing pet ownership.
- 26. The Pet owner must sign a statement showing that he or she has read the Pet Policy and agrees to comply with them.
- 27. This Pet Policy is posted in the management offices of all developments and is incorporated by reference to the Lease.

**THESE RULES ARE MANDATORY REQUIREMENT FOR PET OWNERS.**

My signature below acknowledges that I have read, understood, and will comply with the above pet rules.

\_\_\_\_\_  
Resident Signature

\_\_\_\_\_  
Address (Include Apartment Number)

\_\_\_\_\_  
Management Staff Signature

\_\_\_\_\_  
Date

## Resident Membership of the PHA Governing Board

The SLHA has two residents on the Board of Commissioners as required by State law under Chapter 99.

Name	Selection Method	Term
Mr. Antoine Gilkey * <b>Deceased</b>	Election (11/17/01)	4 years (Expires 11/17/05)
Ms. Alicia Brown	Election (11/17/01)	4 years (Expires 11/17/05)

*\* Elections for new resident commissioners is scheduled for September 24, 2005*

## Membership of the Resident Advisory Board or Boards (RAB)

The SLHA utilizes the City Wide TAB as the RAB in developing the SLHA Agency Plan and solicits comments as required in 24 CFR 903.13 (b) (1) whereas it states:

"If a jurisdiction-wide resident council exists that complies with the tenant participation regulations in part 964 of this title, the PHA shall appoint the jurisdiction-wide resident council or the council's representatives as the Resident Advisory Board."

## ST. LOUIS HOUSING AUTHORITY TENANT AFFAIRS BOARD LIST OF PRESIDENTS (As of May , 2005)

<u>PRESIDENT</u>	<u>DEVELOPMENT</u>	<u>ADDRESS</u>	<u>PHONE NUMBER</u>
Clarice Woodard	Clinton Peabody	Office: 1428 Chouteau 63104	421-4320 office 231-3408 homr
Lakisha Coleman	LaSalle Park	Office: 1001 Hickory	588-1864 office
Clarett Head	Vaughn Towers	Home: 1908 O'Fallon Apt #205, 63106	588-8481 home 621-8526 office
Contact Person: Joyce Chapman	Les Cheateaux	Home: 1020 S 14 <sup>th</sup> Apt # 208, 63104	241-8348 home 621-5617 office
Paula Foster	Blumeyer Family	Office: 3308 Franklin, Apt. B, 63106	531-5772 office
Arnetta Kelley	Blumeyer Elderly I	Office: 3210 ML King #1615, 63106	531-5896 office
Littleton Jackson	Blumeyer Elderly II	3330 Page #221, 63106	533-1409 home 531-5896 office
Rosa Lee McGee	James House	4310 St. Ferdinand Apt #614, 63113	531-7258 home 652-8997 office
Gloria Parker	Euclid Plaza Elderly	Office: 5310 N. Euclid Apt # 615	382-4984 office 382-6268 home
Alicia Brown *Commissioner	Kingsbury Terrace	5655 Kingsbury Apt # 909, 63112	361-5265 home 503-6505 cell
George Bond	Parkview Elderly	4451 Forest Park Apt. 1203, 63108	534-8649 home 534-0700 office
Joseph Meriwether	Badenhaus	8450 Gast Pl., Apt.#253, 63104	276-3227 home 869-3490
Samuel L. Bryant	Cochran TAB	1221 N. 8 <sup>th</sup> Apt. #406,63101	621-7519 home 231-1347 office
Robert Williams	Badenfest TAB	8220 N. Broadway Apt #301 63147	381-7861 home
Albert Cloudy	Warwood Elderly	Office: 1610 N. Kingshighway, #702	210-9280 cell # 454-9264 office



## SECTION VIII COMMUNITY SERVICE AND OPTIONAL PROGRAMS FOR SLHA TENANTS

### A. COMMUNITY SERVICE REQUIREMENT

#### Introduction

Effective with the SLHA's fiscal year beginning on October 1, 2000, all families, both applicants newly admitted and current residents, including those paying flat, ceiling or market rents, who have non-exempt members eighteen (18) years of age or older will be required to comply with the community service/economic self-sufficiency requirements of the Quality Housing and Work Responsibility Act of 1998. The SLHA will provide residents with written information concerning the administration of the community service requirement and describe the process to change exemption status of family members. The SLHA will determine compliance once each twelve (12) months with community service and self-sufficiency requirements. Self-certification by residents of compliance is not acceptable; third party verification must be provided by the entity through which the resident is performing the community service and self sufficiency activity. *This will exclude families that are exempt pursuant to HUD regulations and SLHA policy.*

#### General Requirements

Except for any family member who is an exempt individual, each adult resident must;

- a. Contribute 8 hours per month of community service (not including political activities); or
- b. Participate in an economic self-sufficiency program for eight hours per month; or
- c. Perform 8 hours per month of combined activities as described in paragraphs (a) and (b) above.

The management agent will provide a written description of the service requirement and a list of qualifying service opportunities at initial admission and at each re-examination.

#### Compliance Verification

Non-Exempt adult household members must provide third party written verification of community service periodically.

Ninety days prior to the re-examination, the management agent shall review compliance of non-exempt adult household members. If sufficient verification has not been provided, the management agent shall send notification of non-compliance and allow 45 days to comply.

If the family members do not supply sufficient verification 30 days prior to the effective date of the re-examination, the management agent shall notify the family that the lease will not be renewed.

## **Assessment of demographic changes of Site-based Wait List for 2004**

The analysis of the combined site based wait list compared to individual site-based wait lists indicates that the distribution of racial, ethnic and disability characteristics are generally consistent. Please note that in some cases the combined demographic is based on development type (family or elderly/disabled) instead of the demographic of the entire wait list. This was done to create a more accurate assessment because some developments do not have family units and some developments are set aside for elderly/disabled residents. In some cases the number of families on the wait list are very small which results in skewed percentages. For example, James House has only 22 families on the wait list, one family is caucasian which is nearly doubled the combined list percentage of caucasian families. Because the list is so small one family causes a vast shift in percentage.

The only list that varies is the percentage of Asian families on the near southside scattered site wait list. As the percentage of Asian families agency wide is less than one percent. The six Asian families on the list pushes the percentage of Asian families on the list to over 7%. However, because the number of Asian families is still a very small percentage the number is statistically insignificant. This is due to the fact that the number of families on that particular wait list is low thus skewing the Asian percentage for that site.

Carr Square Family	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		26	
Extremely low income <=30% AMI	1812	90.01%	23	88.46%
Very low income (.30% but <=50% AMI)	169	8.40%	3	11.54%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	1216 *	75.00%	24	92.31%
Elderly families	93	4.62%	1	3.85%
Families with Disabilities	200 *	9.94%	2	7.69%
Caucasian	45	2.24%	0	0.00%
African American	1949	96.82%	26	100.00%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Considers Family Develoments Only.

Clinton Peabody Family	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		181	
Extremely low income <=30% AMI	1812	90.01%	171	94.48%
Very low income (.30% but <=50% AMI)	169	8.40%	2	1.10%
Low Income (>50% but <80% AMI)	19	0.94%	1	0.55%
Families with children	1216 *	75.00%	122	67.40%
Elderly families	93	4.62%	2	1.10%
Families with Disabilities	200 *	9.94%	25	13.81%
Caucasian	45	2.24%	4	2.21%
African American	1949	96.82%	177	97.79%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Considers Family Develoments Only.

<b>Cochran Gardens and Plaza (Family &amp; Elderly)</b>	<b>Combined Wait Lists for 2004</b>		<b>Site Based List for 2004</b>	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		176	
Extremely low income <=30% AMI	1812	90.01%	166	94.32%
Very low income (.30% but <=50% AMI)	169	8.40%	10	5.68%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	1216 *	75.00%	153	86.93%
Elderly families	93	4.62%	2	1.14%
Families with Disabilities	200 *	9.94%	29	16.48%
Caucasian	45	2.24%	2	1.14%
African American	1949	96.82%	168	95.45%
American Indian/Alaskan	2	0.10%	1	0.57%
Asian	18	0.89%	5	2.84%

\* Considers Family Develoments Only.

Vaughn Towers Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	Vaughn	Percent Total Families
Waiting List	2013		19	
Extremely low income <=30% AMI	1812	90.01%	18	94.74%
Very low income (.30% but <=50% AMI)	169	8.40%	1	5.26%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	1	5.26%
Families with Disabilities	351 **	91.00%	11	57.89%
Caucasian	45	2.24%	0	0.00%
African American	1949	96.82%	19	100.00%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

Blumeyer Family	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		202	
Extremely low income <=30% AMI	1812	90.01%	188	93.07%
Very low income (.30% but <=50% AMI)	169	8.40%	11	5.45%
Low Income (>50% but <80% AMI)	19	0.94%	2	0.99%
Families with children	1216 *	75.00%	156	77.23%
Elderly families	93	4.62%	2	0.99%
Families with Disabilities	200 *	9.94%	23	11.39%
Caucasian	45	2.24%	4	1.98%
African American	1949	96.82%	198	98.02%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Considers Family Develoments Only.

	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families		No. of Families	Percent Total Families
<b>Blumeyer Elderly I &amp; II</b>				
Waiting List	2013		83	
Extremely low income <=30% AMI	1812	90.01%	83	100.00%
Very low income (.30% but <=50% AMI)	169	8.40%	0	0.00%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	12	14.46%
Families with Disabilities	351 **	91.00%	58	69.88%
Caucasian	45	2.24%	0	0.00%
African American	1949	96.82%	83	100.00%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

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\*\* Considers Elderly and Disabled/Mixed Population Only.

James House Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		22	
Extremely low income <=30% AMI	1812	90.01%	22	100.00%
Very low income (.30% but <=50% AMI)	169	8.40%	0	0.00%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	2	9.09%
Families with Disabilities	351 **	91.00%	22	100.00%
Caucasian	45	2.24%	1	4.55%
African American	1949	96.82%	21	95.45%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

Euclid Plaza Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		66	
Extremely low income <=30% AMI	1812	90.01%	65	98.48%
Very low income (.30% but <=50% AMI)	169	8.40%	1	1.52%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	17	25.76%
Families with Disabilities	351 **	91.00%	58	87.88%
Caucasian	45	2.24%	2	3.03%
African American	1949	96.82%	63	95.45%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	1	1.52%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

West Pine Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		23	
Extremely low income <=30% AMI	1812	90.01%	23	100.00%
Very low income (.30% but <=50% AMI)	169	8.40%	0	0.00%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	5	21.74%
Families with Disabilities	351 **	91.00%	21	91.30%
Caucasian	45	2.24%	3	13.04%
African American	1949	96.82%	20	86.96%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

<b>Kingsbury Elderly</b>	<b>Combined Wait Lists for 2004</b>		<b>Site Based Wait List for 2004</b>	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		30	
Extremely low income <=30% AMI	1812	90.01%	30	100.00%
Very low income (.30% but <=50% AMI)	169	8.40%	0	0.00%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	0	0.00%
Families with Disabilities	351 **	91.00%	26	86.67%
Caucasian	45	2.24%	4	13.33%
African American	1949	96.82%	26	86.67%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

Parkview Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		84	
Extremely low income <=30% AMI	1812	90.01%	81	96.43%
Very low income (.30% but <=50% AMI)	169	8.40%	3	3.57%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	9	10.71%
Families with Disabilities	351 **	91.00%	69	82.14%
Caucasian	45	2.24%	9	10.71%
African American	1949	96.82%	73	86.90%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

Warwood Family & Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		37	
Extremely low income <=30% AMI	1812	90.01%	37	100.00%
Very low income (.30% but <=50% AMI)	169	8.40%	0	0.00%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	15	40.54%
Elderly families	93	4.62%	1	2.70%
Families with Disabilities	351 **	91.00%	15	40.54%
Caucasian	45	2.24%	0	0.00%
African American	1949	96.82%	37	100.00%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

Badenhaus/Badenfest Elderly	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		19	
Extremely low income <=30% AMI	1812	90.01%	19	100.00%
Very low income (.30% but <=50% AMI)	169	8.40%	0	0.00%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	0 *	0.00%	0	0.00%
Elderly families	93	4.62%	8	42.11%
Families with Disabilities	351 **	91.00%	13	68.42%
Caucasian	45	2.24%	0	0.00%
African American	1949	96.82%	17	89.47%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Families with children are not eligible at Elderly/Mixed Population Developments.

\*\* Considers Elderly and Disabled/Mixed Population Only.

LaSalle Park Family	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		243	
Extremely low income <=30% AMI	1812	90.01%	224	#DIV/0!
Very low income (.30% but <=50% AMI)	169	8.40%	16	6.58%
Low Income (>50% but <80% AMI)	19	0.94%	1	0.41%
Families with children	1216 *	75.00%	233	95.88%
Elderly families	93	4.62%	1	0.41%
Families with Disabilities	200 *	9.94%	21	8.64%
Caucasian	45	2.24%	3	1.23%
African American	1949	96.82%	237	97.53%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	3	1.23%

\* Considers Family Developments Only.

Murphy Park Family	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		463	
Extremely low income <=30% AMI	1812	90.01%	338	73.00%
Very low income (.30% but <=50% AMI)	169	8.40%	109	23.54%
Low Income (>50% but <80% AMI)	19	0.94%	13	2.81%
Families with children	1216 *	75.00%	421	90.93%
Elderly families	93	4.62%	11	2.38%
Families with Disabilities	200 *	9.94%	73	15.77%
Caucasian	45	2.24%	0	0.00%
African American	1949	96.82%	463	100.00%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Considers Family Develoments Only.

Northside Scattered Family Sites	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		45	
Extremely low income <=30% AMI	1812	90.01%	42	93.33%
Very low income (.30% but <=50% AMI)	169	8.40%	2	4.44%
Low Income (>50% but <80% AMI)	19	0.94%	1	2.22%
Families with children	1216 *	75.00%	44	97.78%
Elderly families	93	4.62%	1	2.22%
Families with Disabilities	200 *	9.94%	7	15.56%
Caucasian	45	2.24%	2	4.44%
African American	1949	96.82%	43	95.56%
American Indian/Alaskan	2	0.10%	0	0.00%
Asian	18	0.89%	0	0.00%

\* Considers Family Developments Only.

Southside Scattered Family Sites	Combined Wait Lists for 2004		Site Based Wait List for 2004	
	No. of Families	Percent Total Families	No. of Families	Percent Total Families
Waiting List	2013		103	
Extremely low income <=30% AMI	1812	90.01%	100	97.09%
Very low income (.30% but <=50% AMI)	169	8.40%	3	2.91%
Low Income (>50% but <80% AMI)	19	0.94%	0	0.00%
Families with children	1216 *	75.00%	48	46.60%
Elderly families	93	4.62%	3	2.91%
Families with Disabilities	200 *	9.94%	20	19.42%
Caucasian	45	2.24%	5	4.85%
African American	1949	96.82%	89	86.41%
American Indian/Alaskan	2	0.10%	1	0.97%
Asian	18	0.89%	8	7.77%

\* Considers Family Develoments Only.